

# \$280,000 - 5826 66 Avenue, Rocky Mountain House

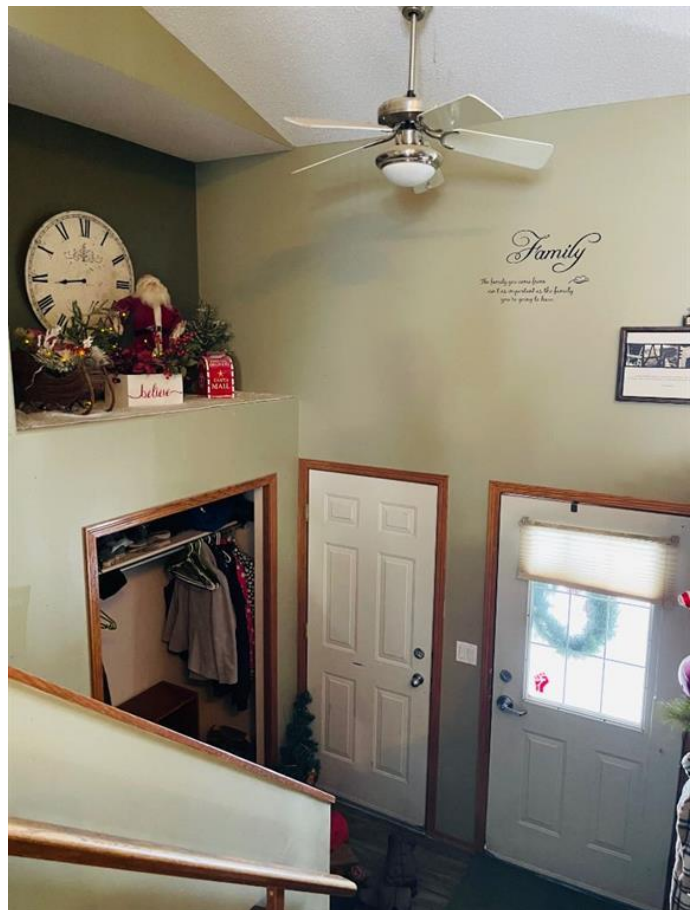
MLS® #A2192628

**\$280,000**

4 Bedroom, 3.00 Bathroom, 1,163 sqft  
Residential on 0.13 Acres

Rocky Mtn House, Rocky Mountain House,  
Alberta

Fantastic Opportunity! This 2002 bi-level offers exceptional value with updates. The home features a spacious entrance with a stylish décor niche, and vaulted ceiling. There are two bedrooms and two bathrooms on the main floor, including a recently renovated ensuite and main bath. The kitchen and dining area feature an open-concept design with a great layout, and a pantry. It's perfect for hosting family or guests. The back door leads to the deck overlooking the beautifully landscaped, fenced yard that backs onto the serene walking trail. With six potential bedrooms, this home provides incredible flexibility! All six rooms are currently used as bedrooms—two basement rooms feature large windows but would require closets or could easily be converted back to a large family room or games room. The entire home has been updated with stylish vinyl plank flooring, offering a modern touch and easy maintenance. The home boasts three full 4-piece bathrooms, with the basement featuring in-floor heating for added comfort. The basement includes four additional rooms and a 4-piece bath. The basement separate entry is a walk out with stairs up to grade level. The basement finishing is nearly complete, (requires some trim doors and ceiling tiles to be finished). The attached garage offers convenient direct entry, making everyday living even more accessible. Don't miss this incredible location and great value!



Built in 2002

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2192628    |
| Price          | \$280,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,163       |
| Acres          | 0.13        |
| Year Built     | 2002        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 5826 66 Avenue       |
| Subdivision | Rocky Mtn House      |
| City        | Rocky Mountain House |
| County      | Clearwater County    |
| Province    | Alberta              |
| Postal Code | T4T 1T3              |

### Amenities

|                |                                  |
|----------------|----------------------------------|
| Parking Spaces | 4                                |
| Parking        | Double Garage Attached, Driveway |
| # of Garages   | 2                                |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Breakfast Bar, Pantry, Vaulted Ceiling(s), Walk-In Closet(s) |
| Appliances        | Other  |
| Heating           | In Floor, Forced Air, Natural Gas                            |
| Cooling           | None   |
| Has Basement      | Yes  |
| Basement          | Exterior Entry, Full, Partially Finished, Walk-Up To Grade   |

### Exterior

|                   |              |
|-------------------|--------------|
| Exterior Features | Private Yard |
|-------------------|--------------|

Lot Description Backs on to Park/Green Space  
Roof Asphalt Shingle  
Construction Vinyl Siding  
Foundation Poured Concrete

**Additional Information**

Date Listed February 4th, 2025  
Days on Market 37  
Zoning Residential

**Listing Details**

Listing Office CIR Realty



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