

# \$379,900 - 4803 63 Street, Rocky Mountain House

MLS® #A2196384

**\$379,900**

5 Bedroom, 2.00 Bathroom, 1,057 sqft  
Residential on 0.19 Acres

NONE, Rocky Mountain House, Alberta

Amazing Bilevel - Offering two living area. Long term tenants in place. Monthly revenue of \$3,400. Upper suite features oak cabinets and open kitchen, 3 bedrooms and private laundry. Patio doors off kitchen lead to south facing deck. Lower suite has been updated, Two bedrooms , 3 piece bath and private laundry and rents detached garage. Upgrades include furnace, water tank, water lines - basement has all new cupboards and counters, new garage heater.

Built in 1994

## Essential Information

MLS® #	A2196384
Price	\$379,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,057
Acres	0.19
Year Built	1994
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

## Community Information

Address	4803 63 Street
Subdivision	NONE



City	Rocky Mountain House
County	Clearwater County
Province	Alberta
Postal Code	T4T 1G3

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached, Garage Door Opener, Heated Garage, Alley Access
# of Garages	2

### **Interior**

Interior Features	See Remarks, Separate Entrance
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Entrance
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	February 23rd, 2025
Days on Market	66
Zoning	RF

### **Listing Details**

Listing Office	Century 21 Westcountry Realty Ltd.
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