

# \$239,000 - 4504 59 Street, Rocky Mountain House

MLS® #A2248946

## \$239,000

3 Bedroom, 2.00 Bathroom, 1,216 sqft

Residential on 0.13 Acres

Creekside Mobile Home Park, Rocky Mountain House, Alberta

Once upon a time, there was a 2001, 1,216 sq ft 3-Bdrm, 2-Bth modular—today, it is like BRAND NEW!— Sitting on its OWN LOT, with NO Lot Rent here,— It brags extensive updates! NEW paint & flooring throughout, NEW interior/exterior doors all with NEW locksets, modern light fixtures, NEW sink/taps/countertop, trendy painted— Kitchen cabinetry, and a newer fridge, stove & dishwasher. A NEW living room window adds even more quality. Mechanical upgrades feature a NEW hot water tank, refurbished furnace, serviced & the ducts cleaned, plus chimney repairs for peace of mind.— Outside, enjoy NEW Shingles, NEW eavestrough, NEW skirting, NEW siding on the north side & NEW siding on the Shed too. Fence and decks are freshly painted, complete with NEW lattice. Back alley access offer— tons of rear parking (—3 large spots for RVs or trucks! This move-in ready home leaves you with NOTHING to do but get unpacked and relax on your deck on the spacious 40'x140' Lot.

Built in 2001

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2248946  |
| Price     | \$239,000 |
| Bedrooms  | 3         |
| Bathrooms | 2.00      |



|                |                         |
|----------------|-------------------------|
| Full Baths     | 2                       |
| Square Footage | 1,216                   |
| Acres          | 0.13                    |
| Year Built     | 2001                    |
| Type           | Residential             |
| Sub-Type       | Detached                |
| Style          | Single Wide Mobile Home |
| Status         | Active                  |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 4504 59 Street             |
| Subdivision | Creekside Mobile Home Park |
| City        | Rocky Mountain House       |
| County      | Clearwater County          |
| Province    | Alberta                    |
| Postal Code | T4T1N9                     |

### Amenities

|                |            |
|----------------|------------|
| Parking Spaces | 2          |
| Parking        | Off Street |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Ceiling Fan(s)                                       |
| Appliances        | Bar Fridge, Dishwasher, Electric Stove, Refrigerator |
| Heating           | Forced Air   |
| Cooling           | None   |
| Basement          | None   |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Private Yard    |
| Lot Description   | Back Yard       |
| Roof              | Asphalt Shingle |
| Construction      | Vinyl Siding    |
| Foundation        | Block           |

### Additional Information

|             |                   |
|-------------|-------------------|
| Date Listed | August 18th, 2025 |
| Zoning      | MH                |

### Listing Details

Listing Office

Coldwell Banker OnTrack Realty

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