



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

6403, 54 Street  
Rocky Mountain House, Alberta

MLS # A2247997



**\$409,900**

Division:	NONE		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,050 sq.ft.	Age:	2001 (24 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Front Yard, Lawn		

Heating:	In Floor Roughed-In, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	RL
Foundation:	Poured Concrete	Utilities:	-
Features:	Laminate Counters, No Smoking Home, Tray Ceiling(s), Vaulted Ceiling(s)		

Inclusions: N/A

Welcome to this terrific family home! This 2001 Bi-level home features a nice working kitchen and dining area w/garden doors that lead out to the east back deck. 4 bedrooms, including the larger master bedroom w/ 3 piece ensuite, plus 2 more bathrooms, large windows throughout to provide lots of natural light. Outside you will find a fenced back yard, deck, and a double attached garage. Home backs onto private green area. Shingle were replace 3 years ago. This amazing home is located close to schools and playgrounds.