



**5722 45 Avenue Close
Rocky Mountain House, Alberta**

MLS # A2323293



\$505,000

Division:	Creekside		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,223 sq.ft.	Age:	2014 (12 yrs old)
Beds:	6	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.16 Acre		
Lot Feat:	Front Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Closet Organizers, Pantry		

Inclusions: none

Welcome to Creekside! Built in 2014, this 6-bedroom, 3.5-bathroom home offers over three levels of living space and an attached double garage. The main floor features a covered front veranda, a functional foyer with a half bath and mudroom, and an open-concept kitchen, dining, and living area. The kitchen includes a large island, walk-through pantry, and access to the back deck and yard. Upstairs, you'll find a laundry room, three additional bedrooms, a full bathroom, and a spacious primary bedroom with a walk-through closet and 5-piece ensuite. The walkout basement offers a large family room, two more bedrooms, a full bathroom, and a second mudroom, providing flexible space for family, guests, or a home office. Conveniently located in Creekside, this property offers plenty of space and opportunity to make it your own.