

\$945,000 - 34 Rockledge Rise Nw, Calgary

MLS® #A2116742

\$945,000

5 Bedroom, 4.00 Bathroom, 2,250 sqft

Residential on 0.10 Acres

Rocky Ridge, Calgary, Alberta

Mountain Views! This beautiful home has a great floor plan that utilizes space for a variety of living situations. The upper level also has mountain views. A fantastic kitchen with a Viking stove, stainless steel appliances including a double fridge, dishwasher, microwave and bar fridge. An abundance of cabinets and granite counters, plus, a breakfast nook. The open living room and dining area create a great space to relax or entertain, with large windows and a south facing balcony. The main floor has a bathroom with a shower and a flex room ideal for an office, bedroom or children's playroom. The large laundry room is also on the main level. The upper level has three bedrooms. The primary has a walk-in closet, 5-piece ensuite with corner tub, double vanities and separate shower. The front bedroom is next to the built-in workspace, and both have mountain views. The upper level is completed with another bedroom and full bathroom. Off the foyer is the finished reverse basement with 9ft ceilings, big windows and a great-sized bedroom. A built-in bar area, large living space and full bathroom. Ideal for older children or extended family as it is closed off for privacy. This home also has A/C. You can access the walking paths and explore the neighborhood from the fully fenced, landscaped backyard. The shed is also included. This wonderful home is conveniently close to the community center on a quiet street.



Built in 2004

Essential Information

MLS® #	A2116742
Price	\$945,000
Sold Price	\$890,000
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	2,250
Acres	0.10
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	34 Rockledge Rise Nw
Subdivision	Rocky Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G5P8

Amenities

Amenities	Clubhouse
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Kitchen Island, No Smoking Home, Pantry, Recessed Lighting, Storage, Walk-In Closet(s), Wet Bar
Appliances	Bar Fridge, Built-In Oven, Built-In Refrigerator, Central Air Conditioner, Dishwasher, Garage Control(s), Range Hood, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony
Lot Description	Back Yard, Front Yard, Lawn, Low Maintenance Landscape, Views
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 3rd, 2024
Date Sold	May 30th, 2024
Days on Market	57
Zoning	R-C1
HOA Fees	262.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX Realty Professionals
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