

\$320,000 - 4, 124 Rocklyedge View Nw, Calgary

MLS® #A2128252

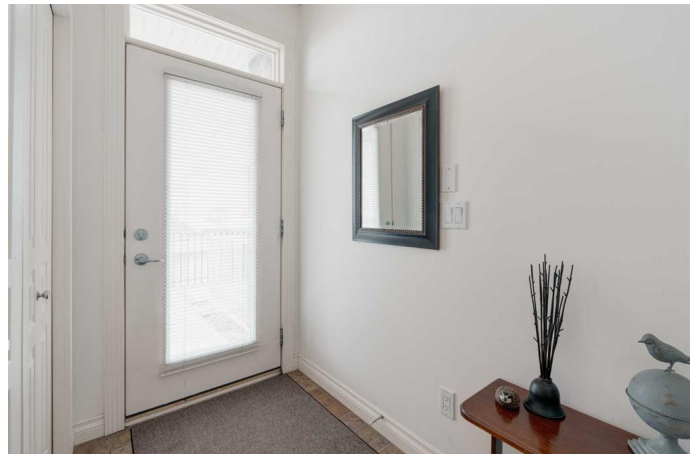
\$320,000

1 Bedroom, 1.00 Bathroom, 710 sqft

Residential on 0.00 Acres

Rocky Ridge, Calgary, Alberta

Welcome to your dream home in the heart of Rocky Ridge! This updated bungalow-style end-unit townhouse offers an unparalleled living experience with incredible panoramic mountain views. As you approach the residence, you are greeted by a fenced front patio that provides a private outdoor space for enjoying your morning coffee. Step inside to discover a bright and open interior spanning over 700 square feet, thoughtfully designed to maximize natural light. The open-concept layout seamlessly connects the living room, kitchen, and dining room, allowing the sun to stream in, creating a warm and welcoming atmosphere throughout. The well-appointed kitchen features stainless steel appliances, a convenient breakfast bar, and ample counter space, making it a perfect hub for culinary adventures and entertaining. The primary bedroom boasts a walk-in closet and a 4-piece bath, plus direct access to a private backyard oasis. Additionally, titled underground parking and a storage locker ensure that you never have to worry about parking, and there's ample space for all your belongings. For those who prioritize health and fitness, the complex includes an exercise room, providing a convenient and accessible space to stay active without leaving the comfort of your complex. No need to visit a laundromat, as this townhouse comes equipped with a laundry room, adding convenience to your daily routine. For you investors, the reliable and



clean tenant would like to stay. Located close to shopping, within walking distance to the LRT, and only 20 minutes to downtown, this residence offers convenience and accessibility. Don't miss it!

Built in 2004

Essential Information

MLS® #	A2128252
Price	\$320,000
Sold Price	\$315,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	710
Acres	0.00
Year Built	2004
Type	Residential
Sub-Type	Apartment
Style	Stacked Townhouse
Status	Sold

Community Information

Address	4, 124 Rockledge View Nw
Subdivision	Rocky Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 5Y3

Amenities

Amenities	Elevator(s), Fitness Center, Secured Parking, Storage
Parking Spaces	1
Parking	Parkade, Titled, Underground

Interior

Interior Features	Breakfast Bar, Open Floorplan, See Remarks
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator,

	Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
# of Stories	3

Exterior

Exterior Features	Other
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame

Additional Information

Date Listed	May 2nd, 2024
Date Sold	May 17th, 2024
Days on Market	15
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	Sotheby's International Realty Canada
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