

\$774,900 - 90 Rocky Ridge Drive Nw, Calgary

MLS® #A2145357

\$774,900

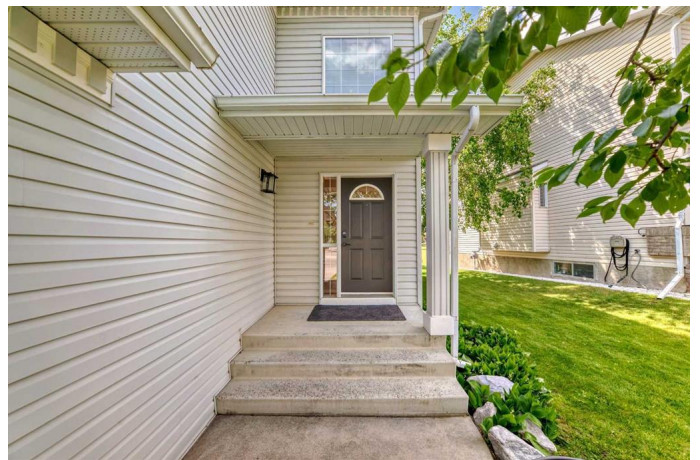
5 Bedroom, 4.00 Bathroom, 1,805 sqft
Residential on 0.11 Acres

Rocky Ridge, Calgary, Alberta

â€œNestled in the highly desirable Rocky Ridge neighborhood, this exceptional home offers a perfect blend of comfort, style, and convenience. Backing onto lush green space and situated just across from the vibrant community center, it provides easy access to transit for seamless commuting. Mountain views and abundant natural light fills the interior, illuminating the spacious layout that caters perfectly to family living.

Upstairs, four bright bedrooms offer lots of room for everyone, complemented by an additional bedroom, an extra room and an open versatile space in the newly renovated basement. The main level features an renovated main bathroom, and a beautifully appointed dining room that flows effortlessly into the living room, complete with a cozy fireplace for the winterâ€”a perfect setting for both everyday living and entertaining. Step outside to the generous back deck, ideal for enjoying summer evenings and outdoor gatherings.

Recent updates include replacing all Poly B piping, installing a new range and sliding door, as well as upgrading to new blinds and a high-efficiency furnace. With its bright interiors, thoughtful upgrades, and prime location, this home is an ideal choice for those seeking comfort and community in Rocky Ridgeâ€”a place to create lasting memories and enjoy a quintessential family lifestyle.â€•



Built in 1995

Essential Information

MLS® #	A2145357
Price	\$774,900
Sold Price	\$748,800
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,805
Acres	0.11
Year Built	1995
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	90 Rocky Ridge Drive Nw
Subdivision	Rocky Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 4E6

Amenities

Amenities	Clubhouse
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Skylight(s)
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	Other

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

Exterior

Exterior Features	Other
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 28th, 2024
Date Sold	August 8th, 2024
Days on Market	39
Zoning	R-C1
HOA Fees	320.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	Century 21 Bravo Realty
----------------	-------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.