

\$699,500 - 49 Rocky Ridge Green Nw, Calgary

MLS® #A2150073

\$699,500

3 Bedroom, 4.00 Bathroom, 1,849 sqft

Residential on 0.10 Acres

Rocky Ridge, Calgary, Alberta

PRICE IMPROVED. Great kid friendly location backs onto green space and one block walk to Rocky Ridge community facilities with tennis courts, play ground and pool facility for kids. Some virtual staged pictures added. Don't miss this great opportunity to purchase this solid fully finished house. House professionally repainted inside and new plank flooring on the whole main floor. Clean and ready for quick possession. This house features 3 bedrooms up and a bonus room. The huge master bedroom features a 4-piece In-suite bathroom with jetted tub and walk-in closet. Another 4-piece bathroom is situated between the 2 other bedrooms on the upper level. The huge bonus room with vaulted ceilings completes this upper floor. The open plan main floor features the kitchen and dining area with family room with double-sided fireplace. The 2-piece bathroom and access to the laundry room completes the main floor. The finished open plan basement features a 3-piece bathroom with large windows and lots of opportunities. The huge furnace room with lots of storage space also a big plus. Another great feature is the wider insulated garage with lots of shelving. Newer roof and hot water tank. The property backs onto a green space and quiet street.

This property is a bare land condominium. The current monthly fee of \$ 172.11 that covers all snow removal and lawn maintenance all year around.



Built in 1998

Essential Information

MLS® #	A2150073
Price	\$699,500
Sold Price	\$690,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,849
Acres	0.10
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	49 Rocky Ridge Green Nw
Subdivision	Rocky Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 4R4

Amenities

Amenities	None
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached

Interior

Interior Features	Central Vacuum, Vinyl Windows, Kitchen Island, Laminate Counters, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Wall/Window Unit(s)
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Dining Room, Double Sided, Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Backs on to Park/Green Space, Back Yard, Landscaped, Rectangular Lot, Sloped Down
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 16th, 2024
Date Sold	November 24th, 2024
Days on Market	130
Zoning	R-C1N
HOA Fees	262.50
HOA Fees Freq.	ANN

Listing Details

Listing Office	MaxWell Capital Realty
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