

# \$352,700 - 212, 345 Rocky Vista Park Nw, Calgary

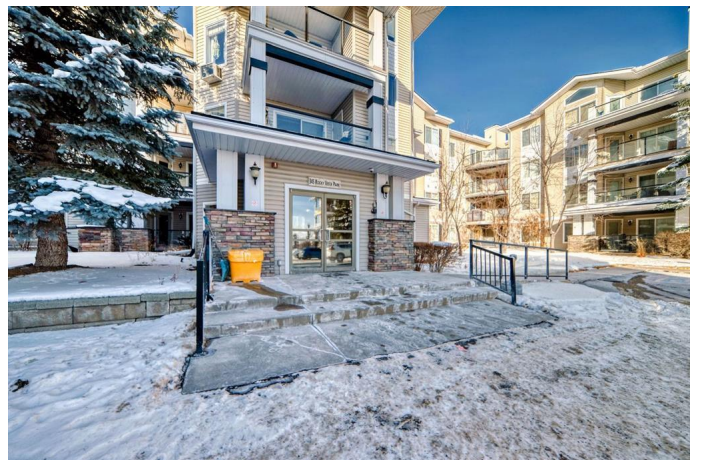
MLS® #A2196155

**\$352,700**

2 Bedroom, 2.00 Bathroom, 835 sqft  
Residential on 0.00 Acres

Rocky Ridge, Calgary, Alberta

Welcome to this stunning 2 bedroom, 2 bathroom condo located in the desirable Pavillions of Rocky Ridge complex. The open floor plan features a front kitchen with stainless steel appliances, ample counter and cabinet space, perfect for the home chef. The kitchen faces the spacious living room, complete with a cozy stone surround gas fireplace and access to your private balcony. The balcony boasts an abundance of trees and provides a tranquil oasis in the heart of the city. The large primary bedroom has a full 3 piece ensuite bathroom with a stand alone shower and an oversized closet, providing plenty of storage space. The second bedroom is smartly positioned on the opposite side of the living room, offering privacy for both occupants. A second 4 piece bathroom is conveniently located just outside the door. In suite laundry and a storage closet on the balcony make daily life a breeze. The underground parking stall ensures that your car stays warm and secure all year round. The Pavillions of Rocky Ridge also offers a fitness centre, games room, and gathering area for your entertainment and enjoyment. This condo is conveniently located close to amenities, restaurants, shops, and the LRT station, making it the perfect spot to call home. Don't miss out on the opportunity to make this your new home. Rocky Ridge is a vibrant and growing community in northwest Calgary. Located in the shadow of the Rocky Mountains, this community boasts stunning



views and an abundance of outdoor recreational opportunities. With a mix of single family homes, townhomes, and apartments, there is something for everyone in Rocky Ridge. The community is home to a number of amenities, including the newly constructed YMCA, libraries, and numerous parks and green spaces.Â Don't miss out on this incredible opportunity.

Built in 2002

### **Essential Information**

MLS® #	A2196155
Price	\$352,700
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	835
Acres	0.00
Year Built	2002
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Active

### **Community Information**

Address	212, 345 Rocky Vista Park Nw
Subdivision	Rocky Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 5K6

### **Amenities**

Amenities	Elevator(s), Fitness Center, Parking, Party Room, Playground, Recreation Facilities, Visitor Parking
Parking Spaces	1
Parking	Secured, Stall, Titled, Underground

## Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer Stacked
Heating	Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

## Exterior

Exterior Features	Balcony, Storage
Construction	Wood Frame

## Additional Information

Date Listed	February 20th, 2025
Days on Market	43
Zoning	M-C2
HOA Fees	25
HOA Fees Freq.	MON

## Listing Details

Listing Office	RE/MAX First
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