

\$429,900 - 26, 49 Rocky Ridge Gate Nw, Calgary

MLS® #A2202142

\$429,900

3 Bedroom, 3.00 Bathroom, 1,153 sqft
Residential on 0.06 Acres

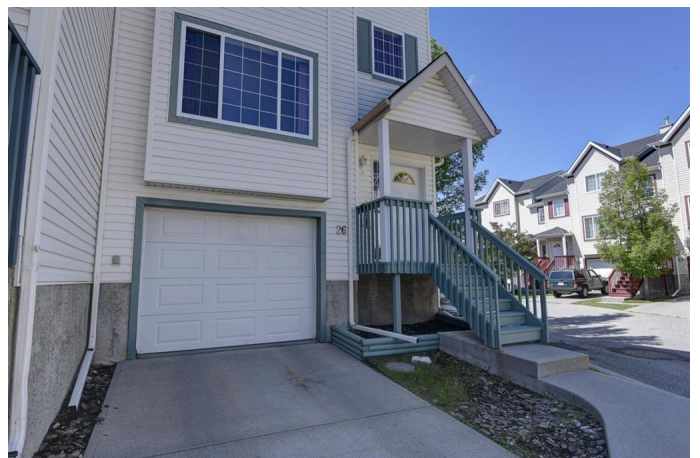
Rocky Ridge, Calgary, Alberta

Rocky Ridge- The Edge II - Spacious 3 bedroom end unit townhouse with 2 ½ baths, a tandem double garage and new carpets! The Edge II is a well managed PET FRIENDLY complex with LOW FEES! Main level features a huge great room with laminate floors and a gas fireplace, large kitchen/dining area that walks out to a large updated deck and a convenient main floor ½ bath. Upper level features 3 large bedrooms, 2 full baths and laundry. Lower level features a huge double tandem garage and additional storage. Great location in the complex, end unit with visitor parking nearby, corner lot and a long driveway for extra parking. A great location, only a short walk to greenspace, transit, and the Rocky Ridge Ranch Community Club! Rocky Ridge Ranch Community club features a gated playground area, tennis courts, fire pits, pond with canoe/paddle boats and splash park.

Built in 1998

Essential Information

MLS® #	A2202142
Price	\$429,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,153



Acres	0.06
Year Built	1998
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	26, 49 Rocky Ridge Gate Nw
Subdivision	Rocky Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 4P7

Amenities

Amenities	Parking
Parking Spaces	3
Parking	Double Garage Attached, Tandem
# of Garages	2

Interior

Interior Features	Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room, Mantle
Has Basement	Yes
Basement	Partial, Unfinished

Exterior

Exterior Features	None
Lot Description	Corner Lot, Irregular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 13th, 2025
Days on Market	1
Zoning	M-CG
HOA Fees	263
HOA Fees Freq.	ANN

Listing Details

Listing Office RE/MAX House of Real Estate

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