

\$784,900 - 513 Rocky Ridge Bay Nw, Calgary

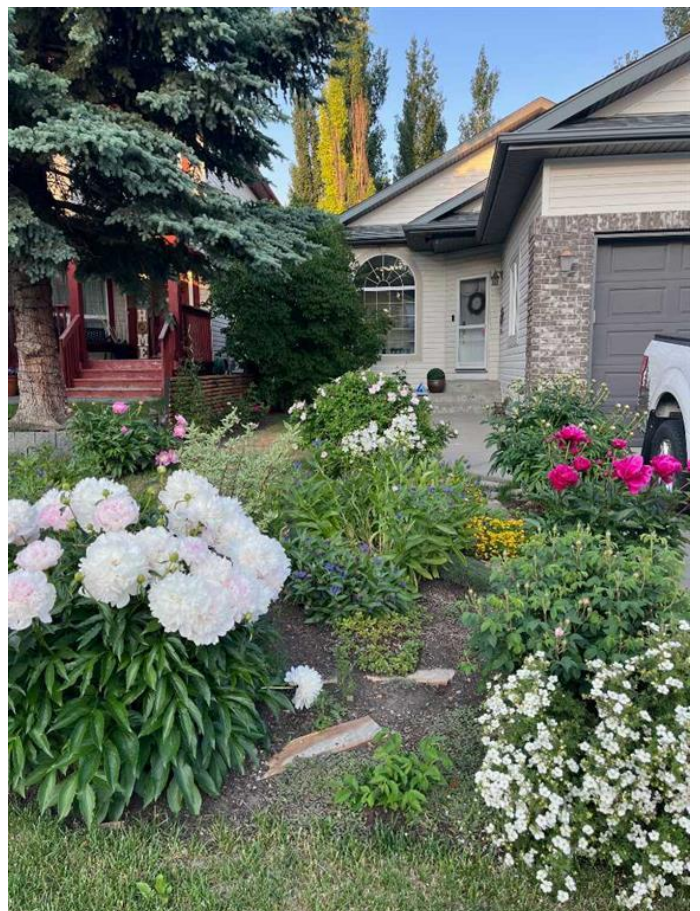
MLS® #A2199844

\$784,900

3 Bedroom, 3.00 Bathroom, 1,321 sqft
Residential on 0.10 Acres

Rocky Ridge, Calgary, Alberta

Welcome to this stunning walk-out bungalow, nestled in a quiet cul-de-sac in the sought-after neighbourhood of Rocky Ridge! This exceptional home features a spacious open-concept design, highlighted by 10-foot ceilings on the main floor, creating an airy and inviting atmosphere throughout. At the heart of the home, you'll find a chef-friendly kitchen, complete with quality stainless steel appliances, a built-in Miele coffee maker, and striking Italian Marble countertops perfect for culinary enthusiasts and entertaining alike. The bright and spacious Great Room is a perfect spot for family gatherings, featuring a stunning stone fireplace that sets the tone for comfort and relaxation. The generous-sized primary bedroom offers a luxurious retreat with spa-like ensuite, featuring a jetted tub, separate shower, and walk-in closet. An additional bedroom or den provides flexible space for a home office or guest room. A full 4 piece bathroom completes this level. The fully developed walk out level offers even more room to entertain with an open concept family room & games room featuring pine floors, wet bar, and cozy 3-way fireplace. The lower level also includes a spacious bedroom, 3-piece bathroom with huge shower and sauna, a laundry room, and ample storage space. Step outside to enjoy your private rear yard, designed for ultimate relaxation and enjoyment. The balcony with retractable awning and the lower patio are perfect for outdoor dining and lounging, while the hot tub



adds a touch of luxury. Attractive stonework, perennials and mature trees provide a welcoming and private outdoor retreat. Additional features and upgrades include an insulated and drywalled double attached garage, new energy efficient sky light (2024), new roof shingles, high efficiency furnace, hot tub and Miele dishwasher all installed within the last 4 years. Enjoy great access to major traffic routes, city transit, the Rocky Ridge YMCA, and a wide range of shopping and entertainment options. This home is a true gemâ€”perfect for those looking for both luxury and practicality in an unbeatable location!

Built in 1997

Essential Information

MLS® #	A2199844
Price	\$784,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,321
Acres	0.10
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	513 Rocky Ridge Bay Nw
Subdivision	Rocky Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 4E7

Amenities

Amenities	Park
Parking Spaces	4
Parking	Double Garage Attached, Ga
# of Garages	2

Interior

Interior Features Central Vacuum, Jetted Tu
Smoking Home, Sauna, Walk

Appliances Bar Fridge, Central Air Cond
Control(s), Microwave Hood Fan, Refrigerator, Window Coverings, Wine
Refrigerator, Instant Hot Water

Heating Forced Air

Cooling Central Air

Fireplace Yes

of Fireplaces 2

Fireplaces Gas, Living Room, Recreation Room

Has Basement Yes

Basement Finished, Full, Walk-Out

Exterior

Exterior Features Balcony, Private Yard

Lot Description Cul-De-Sac, Landscaped, Many Trees, Private

Roof Asphalt Shingle

Construction Brick, Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed March 6th, 2025

Days on Market 8

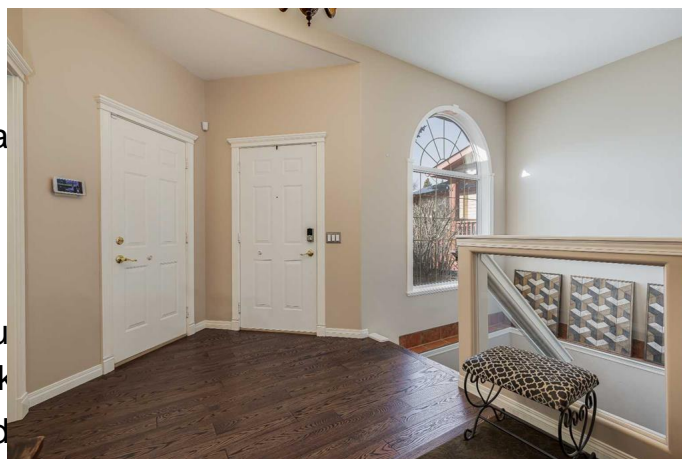
Zoning R-CG

HOA Fees 263

HOA Fees Freq. ANN

Listing Details

Listing Office RE/MAX Real Estate (Mountain View)



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