



# 36 Rockyvale Green Calgary Alberta

\$1,574,900

Welcome to luxury living at 36 Rockyvale Green, located in the exclusive estate section of Rock Lake within Rocky Ridge. Rock Lake stands out as a unique community within a community, meticulously crafted over the past 15 years to offer something truly special. The location is exceptional, with easy access out west to Kananaskis Country and Banff National Park, and north to the shops of Rocky Ridge and one of the largest YMCAs in North America only 5 minutes away, perfect for family activities. From a bird's eye view, you can see why this is not your average suburb with ample green space, multiple ponds, and walking paths. This stunning 2-storey home offers over 4700 sqft of fully developed high-end living space, with 4 bedrooms above grade and an additional 5th bedroom in the fully finished basement. As you approach the home, you're greeted by an impressive covered arch framing the vestibule and an open-to-above grand entrance, exuding a sense of grandeur and upscale living. The main floor is designed for both convenience and luxury, featuring a spacious home office, an elegant dining space, and a cozy family room. The chef's kitchen truly exceeds expectations and is perfect for hosting and entertaining presenting an expansive granite island and a generously sized walk-through pantry, leading directly to the oversized mudroom. Upstairs, the home continues to impress with a rare 4-bedroom layout and a large bonus room, making it perfect for large families. The kids will appreciate the Jack & Jill bathroom, designed to minimize conflicts, while the primary suite, located at the rear of the home, offers ultimate privacy and luxury amenities. This primary suite will wow you from the moment you step through the French doors, noting the space and convenience it provides. It features a gorgeous spa-like ensuite with a massive glass shower, a fully tiled large soaker tub,...

Bedroom 18.92 Ft x 17.00 Ft

Recreational, Games room 26.42 Ft x 22.75 Ft

Exercise room 16.25 Ft x 13.00 Ft

Furnace 14.25 Ft x 7.00 Ft

4pc Bathroom 10.33 Ft x 5.00 Ft

Foyer 7.00 Ft x 5.67 Ft

Office 12.42 Ft x 10.00 Ft

Other 12.42 Ft x 7.17 Ft

2pc Bathroom 6.58 Ft x 5.50 Ft

Bonus Room 17.50 Ft x 16.75 Ft

Laundry room 8.75 Ft x 4.92 Ft

Storage 5.83 Ft x 3.75 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



Originally Listed by:  
Real Broker

<http://CarolineBereznicki.com>



See

**Mirror**

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Kitchen 23.92 Ft x 21.08 Ft  
Pantry 9.00 Ft x 4.75 Ft  
Dining room 18.83 Ft x 11.58 Ft  
Living room 16.33 Ft x 14.00 Ft

Primary Bedroom 15.67 Ft x 15.67 Ft  
Bedroom 12.33 Ft x 10.00 Ft  
Bedroom 15.33 Ft x 11.83 Ft