



265 Rowmont Drive Calgary Alberta

\$1,979,000

5 BEDS | 4.5 BATHS | 5,054 TOTAL SQ.FT. | RIVER VALLEY VIEWS | PREMIUM WALKOUT LOT | LUXURY

FINISHES | Backing directly onto the Bow River valley on a premium south-exposed walkout lot, this brand-new luxury home by Crystal Creek Homes offers over 5,000 sq ft of finished living space. A soaring open-to-above great room and full-width covered deck frame unobstructed valley vistas, the chef's kitchen pairs two-tone cabinetry with a high-end JennAir appliance package, and a main-floor office lets you work without leaving the view. Upstairs, the south-facing primary retreat features a private balcony, luxurious ensuite with freestanding tub and oversized tiled shower, and a walk-in closet that feels more like a dressing room. While three additional bedrooms share a Jack-and-Jill bath and a separate full main bath. The walkout level hosts a bright rec area, games space, wet bar and fifth bedroom, all stepping out to a sheltered patio where you can watch eagles glide over the river. Wide-plank hardwood, curated tiles and warm neutral palettes add a relaxed elegance that feels at one with the setting. And the oversized triple garage keeps bikes, kayaks and gear at the ready for weekend adventures on nearby pathways. Slated for completion in mid-summer, this is a rare opportunity to own new construction with full builder warranty in Rockland Park - Calgary's next great master-planned community. With future parks, playgrounds, access to the Rocky Mountains and a private recreation facility with pool. Book your private tour today (id:6769)

4pc Bathroom 8.42 Ft x 5.50 Ft

Recreational, Games room 12.50 Ft x 7.58 Ft

Bedroom 12.17 Ft x 14.83 Ft

Recreational, Games room 35.67 Ft x 23.25 Ft

2pc Bathroom 5.92 Ft x 5.67 Ft

Dining room 16.83 Ft x 17.83 Ft

Foyer 7.00 Ft x 7.92 Ft

Kitchen 13.67 Ft x 14.67 Ft

Great room 23.42 Ft x 13.25 Ft

Office 12.25 Ft x 12.75 Ft

4pc Bathroom 4.92 Ft x 8.83 Ft

5pc Bathroom 13.67 Ft x 6.08 Ft

5pc Bathroom 15.50 Ft x 15.92 Ft

Bedroom 12.17 Ft x 13.33 Ft

Bedroom 13.75 Ft x 11.33 Ft

Bedroom 12.92 Ft x 11.00 Ft

Bonus Room 20.83 Ft x 15.83 Ft

Laundry room 11.25 Ft x 5.75 Ft

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Listing Presented By:



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