



117 Rocky Ridge Landing Calgary Alberta

\$724,900

Welcome to this beautifully updated 3-bedroom, 3-bathroom family home nestled in the highly sought-after Rocky Ridge community! Step inside and be greeted by a bright, open-concept living area featuring fresh paint throughout, brand-new luxury vinyl plank flooring, and all-new modern blinds that perfectly frame the large windows. The heart of the home - a stunning gourmet kitchen - boasts sleek quartz countertops, brand-new stainless steel appliances, soft-close cabinetry, and a spacious island perfect for casual meals or entertaining. All the bathrooms have been completely renovated with contemporary finishes, including new vanities, stylish tile work, and brand-new toilets for that fresh, move-in-ready feel, there is also a laundry room on the main floor with a newer washer & dryer. Comfort is guaranteed year-round with a brand-new high-efficiency furnace and brand-new central air conditioning. Additional recent upgrades include updated plumbing and electrical and a convenient new natural gas line run directly to the backyard - ready for your dream BBQ setup. The fully finished basement offers a huge recreation room, the third bedroom (or ideal home office/guest suite) and plenty of storage. Outside, enjoy the west facing private fenced backyard with a large deck, mature trees, and plenty of room for kids and pets to play. The attached double garage, extra-wide driveway, and quiet location add the finishing touches to this turn-key property. With every major system recently replaced or upgraded - including the roof (2023), windows, furnace, central AC, and more - this home truly offers worry-free living in a fantastic location close to parks, schools, shopping, and transit. Pride of ownership shines throughout - this one won't last! Schedule your private showing today. (id:6769)

4pc Bathroom .00 Ft x .00 Ft

Bedroom 12.50 Ft x 9.50 Ft

Recreational, Games room 38.83 Ft x 14.42 Ft

3pc Bathroom .00 Ft x .00 Ft

4pc Bathroom .00 Ft x .00 Ft

Bedroom 10.42 Ft x 9.00 Ft

Kitchen 16.33 Ft x 13.25 Ft

Laundry room 6.75 Ft x 5.92 Ft

Living room 15.50 Ft x 12.92 Ft

Primary Bedroom 13.25 Ft x 10.92 Ft

Listing Presented By:



Originally Listed by:
Real Estate Professionals Inc.

<http://www.lambgogol.com/>

RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca