



## 369 Rocky Vista Park Calgary Alberta

\$355,000

If you are looking for a secure, low maintenance, home that is part of a community, this is the place for you. This charming 2 bed and 2 bath condo is situated in a complex full of people who share many common interests. The attached senior's manor means there are numerous activities available for you to enjoy including movie nights, craft, and yoga classes. The games room with poker and pool tables, gym, and library are all included in the condo fees. The complex is part of a community recreation association, and the monthly social calendar is packed with many options including the annual stampede pancake breakfast. The building is well maintained and clean. In addition to the newer deck covers, the exterior windows are regularly washed, and the underground parking is cleaned every year. The common areas are well appointed and there are many spots to sit and visit or just enjoy the views. The complex includes heated underground parking, space for motorcycles and bicycle parking, on-site caretaker office, and access to a comprehensive waste management room. You can dispose of all your recycling in one place and never leave the building. This condo sits on the second floor, giving you security and the coziest deck imaginable with a large tree right outside to create a treehouse effect. The glass rails keep the deck airy and includes gas hook up for the BBQ. The unit is on an inside corner, which gives the main bedroom and closet a fun unique shape and features in a 4-piece bathroom - there is a stand-alone shower separate from the tub. You are not walking through the closet to get to the bathroom in this well-appointed suite. The second bedroom is adjoining the second bathroom on the opposite side of the unit - you and your guests will have all the privacy you require. There are more closets than expected with additional storage in the in-suite laundry, plus a secur...

Primary Bedroom 21.33 Ft x 10.08 Ft

Living room 19.67 Ft x 19.25 Ft

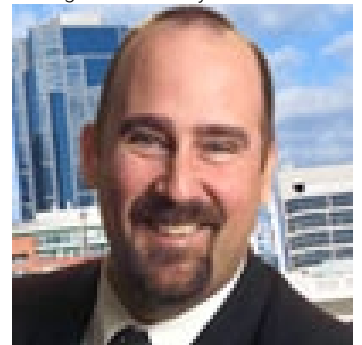
Kitchen 11.58 Ft x 10.50 Ft

Bedroom 10.25 Ft x 9.08 Ft

4pc Bathroom 9.25 Ft x 7.58 Ft

4pc Bathroom 8.25 Ft x 4.92 Ft

Listing Presented By:



Originally Listed by:  
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