

# \$1,095,000 - 125 Rockyvale Green Nw, Calgary

MLS® #A2242163

**\$1,095,000**

3 Bedroom, 3.00 Bathroom, 1,457 sqft

Residential on 0.11 Acres

Rocky Ridge, Calgary, Alberta

Welcome to this remarkable bungalow nestled on a quiet private street in the prestigious enclave of Rock Lake within Rocky Ridge, a “community within a community” renowned for its serene ponds, extensive walking paths, and lush green spaces. From first glance, the home captivates with outstanding curb appeal, an exposed aggregate walkway, and a welcoming front entry. Inside, the main floor is designed around a bright open great room anchored by a striking gas fireplace with a patio door that extends the living space onto a rear deck overlooking a beautifully manicured yard and treed greenspace beyond, perfect for entertaining or quiet relaxation. The primary suite is a true retreat featuring a walk-in closet and a spa-inspired five-piece ensuite with dual vanities, a soaker tub, and an oversized glass shower. The kitchen impresses with ceiling-height cabinetry, a stylish tile backsplash, premium stainless steel appliances, and a sprawling island with seating, while wide-plank hardwood flooring and elegant wrought iron railings add a touch of sophistication throughout the main level which is completed by a private den, convenient laundry, and a well-appointed powder room. The professionally developed lower level continues to impress with two spacious bedrooms, a four-piece bath, a massive family room, and a versatile recreation area with rough-in plumbing for a future wet bar, along with a dedicated



workshop and generous storage space. Nine-foot ceilings on both levels and oversized windows flood the home with natural light while showcasing peaceful views of the surrounding greenspace. A double attached garage and a prime location just steps from the YMCA and LRT, minutes to shops, and with quick access west to the mountains make this property as practical as it is luxurious. This nearly new, meticulously maintained bungalow offers privacy, tranquility, and the ultimate lifestyle in one of northwest Calgary’s most sought-after communities, a rare opportunity not to be missed.

Built in 2021

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2242163    |
| Price          | \$1,095,000 |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,457       |
| Acres          | 0.11        |
| Year Built     | 2021        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 125 Rockyvale Green Nw |
| Subdivision | Rocky Ridge            |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3G 0G4                |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Interior Features | Double Vanity, No Animal Home, No Smoking Home, Open Floorplan, See Remarks, Walk-In Closet(s), Stone Counters      |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                                                          |
| Cooling           | None                                                                                                                |
| Fireplace         | Yes                                                                                                                 |
| # of Fireplaces   | 1                                                                                                                   |
| Fireplaces        | Gas                                                                                                                 |
| Has Basement      | Yes                                                                                                                 |
| Basement          | Finished, Full                                                                                                      |

### Exterior

|                   |                                                                                                 |
|-------------------|-------------------------------------------------------------------------------------------------|
| Exterior Features | Private Yard                                                                                    |
| Lot Description   | Back Yard, Backs on to Park/Green Space, Front Yard, Landscaped, Private, Secluded, See Remarks |
| Roof              | Asphalt Shingle                                                                                 |
| Construction      | Stone, Stucco, Wood Frame                                                                       |
| Foundation        | Poured Concrete                                                                                 |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 22nd, 2025 |
| Days on Market | 70              |
| Zoning         | R-CG            |

### Listing Details

|                |                            |
|----------------|----------------------------|
| Listing Office | RE/MAX iRealty Innovations |
|----------------|----------------------------|

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