

\$614,999 - 49 Rocky Ridge Heath Nw, Calgary

MLS® #A2259925

\$614,999

3 Bedroom, 3.00 Bathroom, 1,189 sqft
Residential on 0.09 Acres

Rocky Ridge, Calgary, Alberta

Welcome to this beautifully maintained 3-bedroom home with a fully developed basement, perfectly located on a quiet street in the highly desirable community of Rocky Ridge. The main floor features a spacious foyer and an open-concept layout filled with natural light. The kitchen offers ample cabinetry and counter space, a raised eating bar, and a seamless flow into the dining area—ideal for family meals and entertaining. The inviting living room showcases a cozy corner gas fireplace and large windows overlooking the sunny, fully landscaped backyard. From the dining area, sliding patio doors open directly onto the deck, creating a great indoor-outdoor living experience. Upstairs, you'll find three generous bedrooms and a 4-piece main bathroom. The lower level is fully finished, offering a versatile family/rec room, a stylish 3-piece bathroom with a custom-tiled shower, a bright and functional laundry room with utility sink, cabinets, and extra counter space for home projects, plus a finished storage area. This home is completely carpet-free—finished with tile, hardwood, and vinyl throughout—making it ideal for those with allergies or pets. Enjoy the private, landscaped yard complete with deck, fence, trees, and shrubs. Available for quick possession, this move-in ready home offers the perfect opportunity to enjoy NW Calgary living at its best.

Built in 2000



Essential Information

MLS® #	A2259925
Price	\$614,999
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,189
Acres	0.09
Year Built	2000
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	49 Rocky Ridge Heath Nw
Subdivision	Rocky Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 4Z7

Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	4

Interior

Interior Features	Laminate Counters, No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Garage Control(s), Range Hood, Washer/Dryer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes

Basement Full

Exterior

Exterior Features Private Yard
Lot Description Back Lane, Back Yard, Front Yard, Landscaped, Rectangular Lot
Roof Asphalt Shingle
Construction Stone, Vinyl Siding
Foundation Poured Concrete

Additional Information

Date Listed September 24th, 2025
Days on Market 51
Zoning R-CG
HOA Fees 265
HOA Fees Freq. ANN

Listing Details

Listing Office Ko Realty Ltd.

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