

231, 500 Rocky Vista Gardens NW
Calgary, Alberta

MLS # A2232246



\$225,000

Division:	Rocky Ridge		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	617 sq.ft.	Age:	2009 (16 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Central	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 369
Basement:	-	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	M-C2 d158
Foundation:	-	Utilities:	-
Features:	Closet Organizers, Granite Counters, No Smoking Home, Open Floorplan, Vinyl Windows		

Inclusions: N/A

Now the best priced condo in the entire NW with underground parking and reasonable condo fees (under \$375)! Own for less than you would pay in rent! Got kids going to University in the Fall? Great investment here! This stylish and affordable condo in a very sought after complex with low condo fee offers unbeatable value. Ideally located in Rocky Ridge close to all amenities and walking distance to the C-train station. Move-in ready with a perfect layout for singles or the executive couple offering a bright open floor plan leading you through the tastefully decorated interior. As you enter the property you are greeted by the well-appointed kitchen with stainless steel appliances, maple shaker cabinetry, granite countertops, undermount sink, tile backsplash, bar ledge. Open to the living/dining room area with gleaming hardwood flooring and access to the private balcony. Open bedroom area with good sized closet and a 4-piece bathroom with granite counters and tile flooring complete the layout. This unit comes complete with in suite laundry, heated underground parking with storage locker in front. The well managed building features exercise room/gym, theatre and large social room, and ample visitor parking. Pet friendly with board approval. Super quiet and convenient location with trails right beside the building to ponds, treed parks, and amazing mountain views. Walking distance to Tuscany C-train station, basketball/tennis courts, shopping and eateries. Plus residents can enjoy the Lake Club at Rocky Ridge, a pond with kayaks, outdoor tennis courts and beach volleyball courts. Quick access to Crowchild and Stoney Trail makes getting around a breeze. This property shows 10/10 and is move in ready with quick possession available.