

# \$728,888 - 432 Rocky Ridge Drive Nw, Calgary

MLS® #A2212659

**\$728,888**

5 Bedroom, 3.00 Bathroom, 1,337 sqft  
Residential on 0.11 Acres

Rocky Ridge, Calgary, Alberta

"HUGE PRICE ADJUSTMENT " Welcome to this beautifully RENOVATED home in the desirable community of Rocky Ridge! Step inside and you'll immediately appreciate the NEW fresh paint on all the walls and baseboards throughout. The large windows allowing in plenty of natural sunlight, complemented by the stylish glass railing give the home an open and airy feel! A spacious living room with a beautifully tiled electric fireplace as a centerpiece adds to this home's aesthetics.

The UPDATED kitchen features countertops including a central kitchen island, updated sink and fixtures, plenty of cabinets and BRAND NEW appliances (2025) and refrigerator (2024). The main level has 3 bedrooms and 2 full bathrooms. The primary bedroom is complete with a generously sized walk-in closet and RENOVATED 3-pc ensuite bath. All the bedrooms are finished with BRAND NEW carpet!

The basement has been entirely RENOVATED featuring NEW flooring, doors, light fixtures, paint and plugs. 2 additional bedrooms, another recently updated full bathroom and a massive rec area complete the lower level.

The backyard is a dream! With ~\$50,000 in concrete work including a large concrete pad, bullnose finishing on the stairs, planters and patio tiles - this is a great space to spend your



summer evenings!

One of the few homes with a STUCCO exterior and surrounded by million dollar homes just across the street, this home is also conveniently located within a short drive to the Royal Oak (K-4) school, the William D. Pratt middle school, the YMCA, multiple grocery stores and shops. With easy access to downtown and the mountains via highway 1A, this home is a must see! Call to book your private showing today

Built in 2002

### **Essential Information**

MLS® #	A2212659
Price	\$728,888
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,337
Acres	0.11
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	432 Rocky Ridge Drive Nw
Subdivision	Rocky Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 5C2

### **Amenities**

Amenities	Other
Parking Spaces	4

Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Kitchen Island, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	Other
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Landscaped, Rectangular Lot
Roof	Shake, Wood
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 16th, 2025
Days on Market	71
Zoning	R-CG
HOA Fees	263
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
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