

308, 345 Rocky Vista Park NW  
Calgary, Alberta

MLS # A2221550



# \$380,000

Division:	Rocky Ridge		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	1,075 sq.ft.	Age:	2003 (22 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

**Heating:** Baseboard, Fireplace(s), Natural Gas

**Floors:** Carpet, Linoleum

**Roof:** Asphalt Shingle

**Basement:** None

**Exterior:** Vinyl Siding

**Foundation:** Poured Concrete

**Features:** Storage, Vinyl Windows, Walk-In Closet(s)

**Water:** -

**Sewer:** -

**Condo Fee:** \$ 593

**LLD:** -

**Zoning:** M-C2

**Utilities:** -

**Inclusions:** N/A

Welcome to Pavilions of Rocky Ridge! This bright and airy 2-bed, 2-bath condo offers stunning unobstructed views from the mountains to downtown Calgary. Enjoy the sunrise through large East-facing windows, a private balcony, and thoughtful layout with a split bedroom design—ideal for guests or a home office. The primary suite features a walk-in closet and 4-piece bath with soaker tub and separate shower. Highlights include a central kitchen with wood cabinetry, cozy gas fireplace, in-suite laundry, private storage, and underground titled parking in a secure-access building. Onsite amenities include a salon, games room, and library, with fitness facilities next door. As part of the Rocky Ridge community, you'll also enjoy year-round activities and lake access.