

180 Rowmont Boulevard NW
Calgary, Alberta

MLS # A2234533



\$660,000

Division:	Haskayne		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,524 sq.ft.	Age:	2019 (6 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Parking Pad		
Lot Size:	0.01 Acre		
Lot Feat:	Back Lane, Rectangular Lot, See Remarks		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-Gm
Foundation:	Poured Concrete	Utilities:	-
Features:	Bathroom Rough-in, Bidet, Built-in Features, Closet Organizers, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters		

Inclusions: none

Back on market due to financing Welcome to your future home a beautifully upgraded 3 bed and 2.5 bath, 2019 Morrison built laned home offering over 1,500 sq. ft. of stylish, functional living space in one of Calgary's most vibrant, family-friendly communities. Step inside and fall in love with the \$20,000 upgraded kitchen, complete with quartz countertops, stainless steel appliances, and a walk-in pantry, perfect for hosting or cooking up your favourite meals. The open-concept layout flows seamlessly through the kitchen, dining, and living areas, creating a warm, inviting space for everyday life and entertaining. Upstairs, custom accent walls add a designer touch to the bedrooms, while enhanced soundproofing throughout the home ensures peace, privacy, and quiet comfort. Located directly across from the brand new HOA, you'll enjoy unbeatable access to summer ready amenities like a community pool, pickleball courts, basketball court (skating rink in winter), playground, and clubhouse all just steps from your front door. Outside, the freshly sodded yard is ready for backyard BBQs, family games, or simply soaking up the sun. And with immediate possession available, you can move in just in time to make the most of summer. The unfinished basement offers a blank canvas perfect for a storage, home gym, theatre, office, or extra bedroom. A rear parking pad completes this incredible package. Whether you're starting fresh or growing into your next chapter, this move-in-ready home delivers the upgraded features you want, the community you'll love, and the lifestyle you deserve. Don't wait, your summer starts here.