

# \$275,000 - 212, 260 Rowley Way Nw, Calgary

MLS® #A2200244

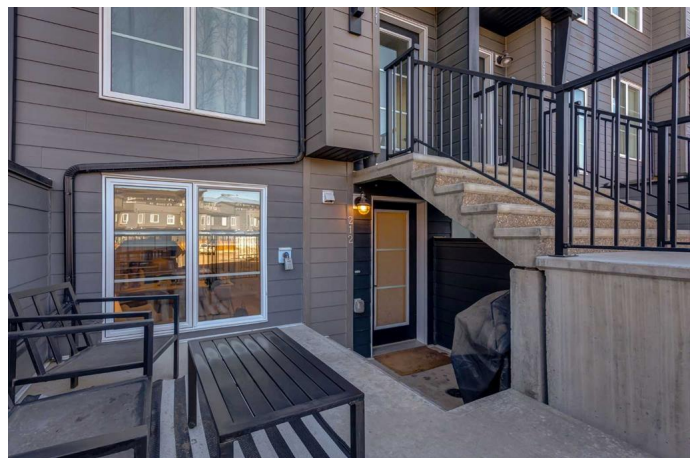
**\$275,000**

1 Bedroom, 1.00 Bathroom, 533 sqft

Residential on 0.00 Acres

Haskayne, Calgary, Alberta

Welcome to your stylish and contemporary 1-bedroom, 1-bathroom home in the heart of Rockland Park, a premier master-planned community. Thoughtfully designed with both comfort and convenience in mind, this inviting unit boasts modern upgrades, an open-concept layout, and seamless indoor-outdoor living. Step inside and be greeted by luxury vinyl plank flooring throughout. The spacious living area is bathed in natural light from the large front-facing window. The charming kitchen, features a stylish eating bar, gleaming quartz countertops, stainless steel appliances, an upgraded stove and dishwasher, and ceiling-height cabinetry for ample storage. Whether entertaining guests or preparing a quiet meal at home, this kitchen is as functional as it is beautiful. Retreat to the primary bedroom, where double closets provide generous storage while maintaining a sleek and uncluttered aesthetic. A well-appointed bathroom with modern finishes offers and in-unit laundry complete this living space. The unit also comes with an assigned parking stall! Beyond your doorstep, Rockland Park offers an unparalleled lifestyle. As a resident, you'll enjoy exclusive access to the Homeowners' Association, a four-season recreational hub designed to foster community and connection. Featuring a rustic-modern lifestyle centre surrounded by four acres of park space, this vibrant hub will host events, activities, and fitness



programming year-round. One of the community's most exciting highlights is the outdoor pool and hot tub, providing the perfect escape on warm summer days or a relaxing soak in cooler months. From fitness classes to leisurely swims, this amenity enhances your well-being and social life. Experience the perfect blend of nature, modern living, and community in Rockland Park!

Built in 2022

**Essential Information**

MLS® #	A2200244
Price	\$275,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	533
Acres	0.00
Year Built	2022
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

**Community Information**

Address	212, 260 Rowley Way Nw
Subdivision	Haskayne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 0H5

**Amenities**

Amenities	Clubhouse, Park, Playground, Recreation Facilities, Outdoor Pool
Parking Spaces	1
Parking	Stall

**Interior**

Interior Features	Breakfast Bar, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Oven, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Basement	None

## Exterior

Exterior Features	Other
Lot Description	Close to Clubhouse
Roof	Asphalt Shingle
Construction	Wood Frame, Cement Fiber Board
Foundation	Poured Concrete

## Additional Information

Date Listed	March 7th, 2025
Days on Market	55
Zoning	M-1
HOA Fees	1
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX First
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