131 369 Rocky Vista Park NW

Calgary | Active | MLS® A2332620

$299,900









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**2004**	**837 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Sotheby's International Realty Canada

A closer look

Welcome home to this beautifully maintained and thoughtfully planned two-bedroom condominium, offering the perfect blend of comfort and convenience in the peaceful community of Rocky Ridge. As a desirable main-floor unit, this home welcomes you with an open floor plan designed for effortless modern living. The heart of the home features a large kitchen complete with peninsula countertop with seating, gleaming stainless steel appliances, and abundant storage. The kitchen flows seamlessly into a dedicated dining area and a spacious living room, where a cozy corner fireplace with stone finish and wood mantle serves as the perfect focal point. Step outside onto the lovely glass-enclosed patio with phantom screen doorway to enjoy your morning coffee or unwind after a long day in your own sheltered retreat surrounded by lush greenery.

Designed with privacy in mind, the layout boasts two well-appointed bedrooms, each paired with its own bathroom. The primary suite is a true sanctuary, combining a relaxing bedroom with a private ensuite washroom and a spacious walk-in closet. Added conveniences like a secure storage space accessed from the patio and an in-unit laundry room make daily routines a breeze.

Beyond the walls of your apartment, the building fosters an active community spirit and offers an exceptional array of amenities, including a fitness centre, games room, party room, a private movie theatre room and secure bike storage. Surrounded by lush green space, winding walking paths, and scenic ponds, this property offers a serene natural escape while remaining exceptionally well-connected, providing quick access to major roadways and just a 10 minute walk to the c-train for an easy commute.

Embrace the ease of maintenance-free condominium living surrounded by nature in the vibrant community of The Pavilions At Rocky Ridge.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2332620
Bedrooms	2
Bathrooms	2
Year Built	2004
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No

Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit
Total Living Area:	837 sq. ft.
Main Level Finished Area:	837 sq. ft.
Condo Fee:	$474.00
Condo Fee Includes:	Common Area Maintenance, Heat, Insurance, Interior Maintenance, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water
HOA Fee Frequency:	Monthly
Front Exposure:	East
Unit Exposure:	East
Floor Location:	Ground
Entry Level:	1
Stories Total:	4
Levels:	Single Level Unit
End Unit:	2+ Common Walls, No One Below
Total Rooms Above Grade:	5
Year built:	2004 (Age: 22)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	1
Plan:	0411124
Heating:	Baseboard

New Constr.:	No
Construction Material:	Stone, Vinyl Siding, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Ensuite:	Yes
Flooring:	Laminate, Vinyl
Cooling:	None
Fireplaces:	1
Fireplace Details:	Gas, Living Room, Mantle, Stone
Garage:	No
Garage Spaces:	1
Parking:	Guest, Parkade, Stall, Titled, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
HOA Fee:	$25.00
Condo Fee Frequency:	Monthly
City Quadrant:	Northwest
Condo Name:	The Pavilions at Rocky Ridge
Community:	Rocky Ridge
Amenities:	Bicycle Storage, Elevator(s), Fitness Center, Party Room, Snow Removal, Trash, Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Inclusions:	N/A
Restrictions:	Easement Registered On Title, Encroachment, Restrictive Covenant
Pets Allowed:	Restrictions, Yes
Main Floor	Foyer · 8'7" × 7'7" ·

Main Floor	Living Room · 19'7" × 15'10" ·
Main Floor	Kitchen · 11'3" × 10'8" ·
Main Floor	Bedroom - Primary · 13'3" × 10'5" ·
Main Floor	Bedroom · 10'4" × 9' ·
Main Floor	Storage · 3'9" × 3'7" ·
Title to Land:	Fee Simple
Community Features:	Clubhouse, Lake, Park, Playground, Pond, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Tennis Court(s), Walking/Bike Paths
Interior Features:	Breakfast Bar, Ceiling Fan(s), Closet Organizers, No Animal Home, No Smoking Home, Open Floorplan, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s)
Exterior Features:	None
Patio And Porch Features:	Glass Enclosed, Patio
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone NW
Zoning:	M-C2 d158
Listed Date:	Jul 31, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/131-369-rocky-vista-park-nw-calgary-a2332620/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 02:05 PM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.

Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.