# \$699,900 - 32 Rowmont Common Nw, Calgary

MLS® #A2233479

## \$699,900

3 Bedroom, 3.00 Bathroom, 1,759 sqft Residential on 0.06 Acres

Haskayne, Calgary, Alberta

Welcome to 32 Rowmont Common NW, a stunning brand-new, never-lived-in home in the prestigious master-planned community of Rockland Park! This beautifully designed 2-storey detached home offers 1,758 sq. ft. of thoughtfully crafted living space, featuring 4 bedrooms and 3 full bathrooms. The main floor boasts an open-concept layout with 9-ft ceilings, luxury vinyl plank flooring, and a stylish kitchen complete with quartz countertops, built-in stainless steel appliances, and a convenient mudroom with a built-in bench. A main-floor bedroom and full 4-piece bathroom provide added flexibility for guests or multi-generational living. Upstairs, enjoy spacious bedrooms and modern finishes throughout. The unfinished basement features a private side entry, high ceilings, plumbing rough-in, and two large windowsâ€"offering incredible potential for future development. This home comes with full builder warranty for peace of mind. Nestled in Rockland Park, one of Calgary's most exciting new communities, this home offers access to incredible future amenities, including a private homeowners' association clubhouse with an outdoor pool, hot tub, fitness center, and social spaces. Enjoy 40+ acres of parks and green spaces, scenic Bow River pathways, and convenient access to Stoney Trail, Crowchild Trail, and nearby shopping and dining options. With top-rated schools, recreational facilities, and a true connection to nature, Rockland Park is designed for modern living with a







strong sense of community. Don't miss this opportunityâ€"book your showing today!

## Built in 2025

## **Essential Information**

MLS® # A2233479 Price \$699,900

Bedrooms 3
Bathrooms 3.00
Full Baths 3

Square Footage 1,759 Acres 0.06 Year Built 2025

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 32 Rowmont Common Nw

Subdivision Haskayne
City Calgary
County Calgary
Province Alberta
Postal Code T3L0L3

#### **Amenities**

Amenities None Parking Spaces 2

Parking Parking Pad

Has Pool Yes

## Interior

Interior Features Chandelier, High Ceilings, Kitchen Island, No Animal Home, No Smoking

Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance,

Bathroom Rough-in, Master Downstairs

Appliances Dishwasher, Electric Range, Microwave, Range Hood, Refrigerator,

Washer/Dryer

Heating Forced Air, Natural Gas

Cooling None Fireplace Yes

# of Fireplaces 1

Fireplaces Decorative, Electric

Has Basement Yes

Basement Full, Unfinished, Exterior Entry

## **Exterior**

Exterior Features Balcony

Lot Description Back Lane, Back Yard, Rectangular Lot, Standard Shaped Lot, Zero Lot

Line

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

# **Additional Information**

Date Listed June 21st, 2025

Days on Market 117
Zoning R-G
HOA Fees 60

HOA Fees Freq. MON

# **Listing Details**

Listing Office Royal LePage Blue Sky

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