

# \$244,900 - 108, 260 Rowley Way Nw, Calgary

MLS® #A2226809

**\$244,900**

1 Bedroom, 1.00 Bathroom, 584 sqft

Residential on 0.00 Acres

Haskayne, Calgary, Alberta

**\*\*Open House Saturday August 2nd, 2-4pm\*\***

Have you every wanted an amazingly new townhome in a great neighbourhood, with super low condo fees, and access to a recreation centre that offers a pool and pickleball courts? The options for this unit are endless; rental, first home, air bnb, one level retirement living, you choose! This beautiful 2022 built, 1 bed, 1 bath in upcoming Rockland Park is guaranteed to please. This pristine home boasts an open concept living and dining space with the kitchen showcasing stainless steel appliances, quartz countertops, gorgeous cabinetry, subway tile backsplash and a breakfast bar! This charming space offers beautiful natural light from both the front window overlooking the patio space and a large window in the primary bedroom. The beautiful 4pc bathroom with subway tile shower and large format tile floor is a show stopper. This lovely home also features in suite laundry, ample closet/storage space and a lovely front patio for sitting out on warm summer evenings. This unit is just a short walk to the Bow River, walking and bicycle paths, a pond and the amazing community centre with an outdoor pool, pickleball courts, skating rink and outdoor hockey arena. Rockland Park is a master-planned nature-filled community located beside the Bow River and promises great future value. With easy access to Crowchild Trail, Stoney Trail and Highway 1, you're never far from the places where you need to be. This project by Avalon Master



Builder is an exciting new development in lovely Rockland Park, make it your new home today1

Built in 2022

**Essential Information**

MLS® #	A2226809
Price	\$244,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	584
Acres	0.00
Year Built	2022
Type	Residential
Sub-Type	Row/Townhouse
Style	Townhouse
Status	Active

**Community Information**

Address	108, 260 Rowley Way Nw
Subdivision	Haskayne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 0H5

**Amenities**

Amenities	Clubhouse, Park, Playground, Snow Removal, Visitor Parking
Parking Spaces	1
Parking	Stall

**Interior**

Interior Features	Breakfast Bar, Closet Organizers, No Animal Home, No Smoking Home, Pantry, Quartz Counters
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas

Cooling	None
Basement	None

## Exterior

Exterior Features	None
Lot Description	Other
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 5th, 2025
Days on Market	59
Zoning	M-1
HOA Fees	137
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Royal LePage Mission Real Estate
----------------	----------------------------------

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