

\$1,924,000 - 265 Rowmont Drive Nw, Calgary

MLS® #A2234600

\$1,924,000

5 Bedroom, 5.00 Bathroom, 3,558 sqft

Residential on 0.15 Acres

Haskayne, Calgary, Alberta

5 BEDS | 4.5 BATHS | 5,054 TOTAL SQ.FT. | RIVER VALLEY VIEWS | PREMIUM WALKOUT LOT | LUXURY FINISHES | Backing directly onto the Bow River valley on a premium south-exposed walkout lot, this brand-new luxury home by Crystal Creek Homes offers over 5,000 sq ft of finished living space. A soaring open-to-above great room and full-width covered deck frame unobstructed valley vistas, the chef's kitchen pairs two-tone cabinetry with a premium appliance package, and a main-floor office lets you work without leaving the view. Upstairs, the south-facing primary retreat features a private balcony, luxurious ensuite with freestanding tub and oversized tiled shower, and a walk-in closet that feels more like a dressing room. While three additional bedrooms share a Jack-and-Jill bath and a separate full main bath. The walkout level hosts a bright rec area, games space, wet bar and fifth bedroom, all stepping out to a sheltered patio where you can watch eagles glide over the river. Wide-plank hardwood, curated tiles and warm neutral palettes add a relaxed elegance that feels at one with the setting. And the oversized triple garage keeps bikes, kayaks and gear at the ready for weekend adventures on nearby pathways. Complete with A/C, sprinkler system and full landscaping. This is a rare opportunity to own new construction with full builder warranty in Rockland Park - Calgary's next great master-planned community. With future parks,



playgrounds, access to the Rocky Mountains and a private recreation facility with pool. Book your private tour today

Built in 2024

Essential Information

MLS® #	A2234600
Price	\$1,924,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,558
Acres	0.15
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	265 Rowmont Drive Nw
Subdivision	Haskayne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 0L2

Amenities

Amenities	Recreation Facilities
Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

Interior

Interior Features	Bar
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Washer, Bar Fridge, Gas Range, Range Hood

Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Exterior Entry, Walk-Out

Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Backs on to Park/Green Space, Landscaped, Creek/River/Stream/Pond, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 26th, 2025
Days on Market	131
Zoning	R-G
HOA Fees	60
HOA Fees Freq.	MON

Listing Details

Listing Office	Real Broker
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