$840,000 - 45 Rossmere Road Sw, Calgary

MLS® #A2214490

$840,000
4 Bedroom, 4.00 Bathroom, 1,703 sqft
Residential on 0.06 Acres

Rosscarrock, Calgary, Alberta

OPEN HOUSE Saturday May 3rd 12:00 PM -Â 2:00PM Step into a home where every detail has been thoughtfully designed for comfort, luxury, and modern living. From the rich hardwood floors to the heated bathrooms on every level, this property offers a perfect balance of elegance and practicality.

Enjoy 9-foot flat painted ceilings on all floors, quartz countertops throughout, and stylish top-down, bottom-up blinds on the main and upper levels. The homeâ€™s exterior features permanent roofline lighting and a low-maintenance concrete backyard, creating a space thatâ€™s as effortless as it is inviting.

Major upgrades completed in 2023 include a Kinetico water softener, a tankless water heater, and new top-of-the-line Samsung dishwasher, washer, and dryer. The garage was fully renovated with epoxy flooring, slatwalls, overhead storage racks, a WiFi-enabled garage door, and rough-in for a future EV charger â€” built for todayâ€™s lifestyle.

This is a home that truly elevates everyday living. Book your private showing today and experience the difference firsthand.

Built in 2012

Essential Information

MLS® #	A2214490
Price	$840,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,703
Acres	0.06
Year Built	2012
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Up/Down
Status	Active

Community Information

Address	45 Rossmere Road Sw
Subdivision	Rosscarrock
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 2N8

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Built-in Features, Closet Organizers, High Ceilings, Kitchen Island, Quartz Counters
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Landscaped, Level, Low Maintenance Landscape, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 24th, 2025
Days on Market	5
Zoning	R-CG

Listing Details

Listing Office	eXp Realty

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