

67 Skyview Ranch Gardens NE Calgary, Alberta

MLS # A2220370



\$430,000

Division:	Skyview Ranch		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,357 sq.ft.	Age:	2011 (14 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.03 Acre		
Lot Feat:	Back Lane, Irregular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 320
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	M-2
Foundation:	Poured Concrete	Utilities:	-
Features:	Beamed Ceilings, Breakfast Bar, High Ceilings, No Smoking Home, Open Floorplan, Storage, Vaulted Ceiling(s)		

Inclusions: na

Welcome to this fantastic END UNIT townhome in the vibrant community of Skyview Ranch, offering the perfect blend of space, privacy, and natural light. With no neighbours to the side or front, you'll enjoy a unique level of tranquility rarely found in townhome living. Boasting over 1,356 sq ft of developed living space, this home features 3 spacious bedrooms and 2.5 bathrooms, including vaulted ceilings in the bedrooms and tons of windows that flood the space with sunlight. The open-concept main floor is highlighted by laminate flooring, stainless steel appliances, and a custom kitchen island—perfect for entertaining or family meals. Step outside to your sunny south-facing balcony, ideal for summer BBQs and relaxing evenings. The undeveloped basement offers incredible potential for customization, whether you're looking to create a home office, gym, or extra living space. Additional highlights include a double attached garage and unbeatable proximity to local restaurants, pubs, and amenities—everything you need is just minutes away. This home has been loved and exceptionally well maintained—truly move-in ready! Don't miss out—book your showing today or explore the 3D tour to experience this incredible home for yourself!