

\$474,900 - 71 Skyview Ranch Avenue Ne, Calgary

MLS® #A2260788

\$474,900

3 Bedroom, 3.00 Bathroom, 1,533 sqft
Residential on 0.04 Acres

Skyview Ranch, Calgary, Alberta

Welcome to this immaculate, extra clean 3-story corner unit townhouse featuring a double attached garage, 3 spacious bedrooms, and 2.5 bathrooms. Ideally located close to schools, playgrounds, public transit, shopping centers, and with easy access to major highways, this home offers both convenience and comfort.

Main Level:

Step into a bright, welcoming foyer with a large walk-in closet and direct access to the double attached garage.

Second Level:

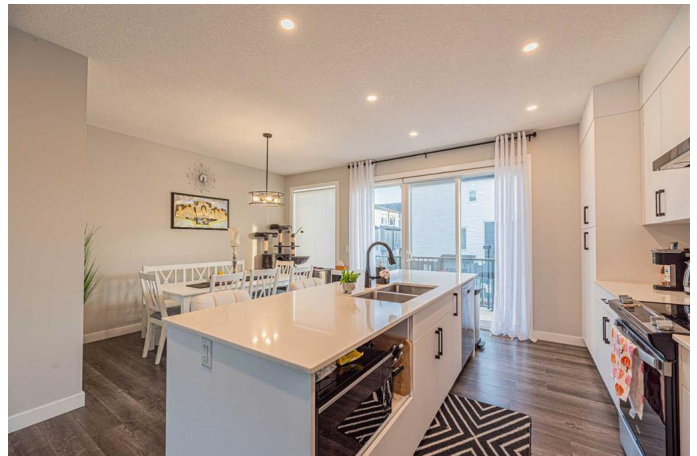
This level features a sunlit living room, a modern kitchen equipped with stainless steel appliances, a spacious kitchen island, quartz countertops, and a balcony – ideal for enjoying summer evenings. A cozy dining area provides the perfect spot for family meals, and a 2-piece bathroom adds convenience.

Third Level:

Upstairs features a spacious primary bedroom with a private 3-piece ensuite, two additional bedrooms, a 4-piece main bathroom, and an upper-level laundry room for added ease.

Enjoy year-round comfort with central air conditioning – a must-have during hot summer days!

This property is a fantastic opportunity for



first-time buyers or young families looking for a move-in-ready home in a family-friendly neighbourhood.

?? Donâ€™t miss out â€“ schedule your private showing today! This property wonâ€™t last long!

Built in 2022

Essential Information

MLS® #	A2260788
Price	\$474,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,533
Acres	0.04
Year Built	2022
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	71 Skyview Ranch Avenue Ne
Subdivision	Skyview Ranch
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 1Y8

Amenities

Amenities	Snow Removal
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Kitchen Island, No Smoking Home, Quartz Counters, Storage
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Corner Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Composite Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 27th, 2025
Days on Market	48
Zoning	M-1

Listing Details

Listing Office	MaxWell Gold
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