# \$370,000 - 22 Skyview Ranch Gardens Ne, Calgary

MLS® #A2249475

## \$370,000

2 Bedroom, 3.00 Bathroom, 1,131 sqft Residential on 0.00 Acres

Skyview Ranch, Calgary, Alberta

Welcome to Arrive at Skyview, a well-managed complex offering style and convenience in one of Calgary's fastest-growing communities.

The spacious front entryway is versatile â€" large enough to use as a home office or a generous mudroom area to suit your lifestyle. The open-concept main floor features a stylish kitchen, a bright dining area, and a comfortable living room with a cozy fireplace â€" perfect for everyday living or entertaining. Upstairs, you'II find two generously sized bedrooms: the primary suite with its own 4-piece ensuite, and a second bedroom with a 4-piece bathroom just steps away. The added convenience of upstairs laundry makes daily living even easier. With two full bathrooms and a handy half-bath, there's plenty of space for everyone.

Additional features include a single-attached garage, ample storage, and a great location. At Arrive at Skyview, you'II enjoy easy access to the airport, Stoney Trail, schools, parks, shopping, transit and more, making daily life simple and connected.

Whether you're a professional seeking a smart roommate-friendly layout, or a young family wanting a welcoming home in a growing community, this Skyview townhouse is move-in ready and waiting for you. Please call for your private showing today.







### **Essential Information**

MLS® # A2249475 Price \$370,000

Bedrooms 2

Bathrooms 3.00

Full Baths 2 Half Baths 1

Square Footage 1,131 Acres 0.00

Year Built 2010

Type Residential

Sub-Type Row/Townhouse

Style 3 Storey
Status Active

## **Community Information**

Address 22 Skyview Ranch Gardens Ne

Subdivision Skyview Ranch

City Calgary
County Calgary
Province Alberta
Postal Code T3N 0G2

#### **Amenities**

Amenities Playground, Snow Removal, Visitor Parking

Parking Spaces 1

Parking Single Garage Attached

# of Garages 1

#### Interior

Interior Features Built-in Features, Closet Organizers

Appliances Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator,

Washer, Window Coverings

Heating Forced Air

Cooling None
Fireplace Yes
# of Fireplaces 1

Fireplaces Gas, Living Room

Basement None

## **Exterior**

Exterior Features Balcony

Lot Description Other

Roof Asphalt Shingle

Construction Stone, Vinyl Siding

Foundation Poured Concrete

## **Additional Information**

Date Listed September 4th, 2025

Days on Market 55

Zoning M-2

## **Listing Details**

Listing Office Royal LePage Benchmark

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.