

# \$319,999 - 7403, 302 Skyview Ranch Drive Ne, Calgary

MLS® #A2092103

**\$319,999**

2 Bedroom, 2.00 Bathroom, 822 sqft

Residential on 0.00 Acres

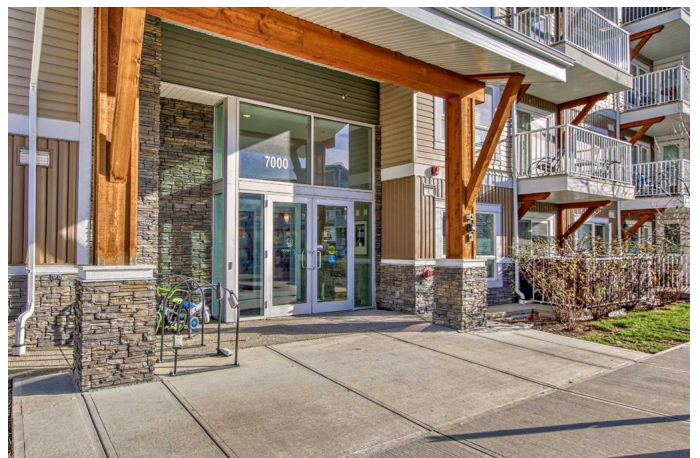
Skyview Ranch, Calgary, Alberta

**\*\*Spectacular Top-Floor Condo with Skyline Views in Orchard Sky, Skyview Ranch, Calgary!\*\***

Welcome to your dream home in the heart of Skyview Ranch, Calgary. This elegant top-floor condo offers the perfect blend of modern living, convenience, and breathtaking views of the city skyline.

**\*\*Key Features:\*\***

- **\*\*Location, Location, Location:\*\*** Situated in the desirable Skyview Ranch community, this condo enjoys a prime location in one of Calgary's most vibrant neighborhoods.
- **\*\*Top-Floor Luxury:\*\*** Elevate your lifestyle with the tranquility of being on the top floor. No upstairs neighbors and stunning vistas await you.
- **\*\*Spacious 2 Bedrooms:\*\*** This condo boasts two generously-sized bedrooms, providing ample space for relaxation and privacy.
- **\*\*2 Full Baths:\*\*** Convenience is key! Enjoy the luxury of two full bathrooms, ensuring mornings are hassle-free.
- **\*\*City Skyline Views:\*\*** Sip your morning coffee or unwind after a long day while taking in the mesmerizing views of Calgary's skyline right from your living room.
- **\*\*Proximity to Schools:\*\*** Perfect for families,



your new home is conveniently close to schools, making the morning school run a breeze.

- **\*\*Shopping at Your Doorstep:\*\*** Love shopping? You're just minutes away from a variety of retail and grocery options, adding to your everyday convenience.

- **\*\*Underground Parking Stall:\*\*** keep your car safe and sound in the heated underground parking garage.

- **\*\*Storage locker:\*\*** Unit comes with its own storage locker in the underground garage

This condo offers not just a place to live but a lifestyle to cherish. Don't miss your chance to call this remarkable property home.

Built in 2016

### **Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2092103      |
| Price          | \$319,999     |
| Sold Price     | \$312,500     |
| Bedrooms       | 2             |
| Bathrooms      | 2.00          |
| Full Baths     | 2             |
| Square Footage | 822           |
| Acres          | 0.00          |
| Year Built     | 2016          |
| Type           | Residential   |
| Sub-Type       | Apartment     |
| Style          | Low-Rise(1-4) |
| Status         | Sold          |

### **Community Information**

|             |                                  |
|-------------|----------------------------------|
| Address     | 7403, 302 Skyview Ranch Drive Ne |
| Subdivision | Skyview Ranch                    |
| City        | Calgary                          |

|             |         |
|-------------|---------|
| County      | Calgary |
| Province    | Alberta |
| Postal Code | t3n0p4  |

### Amenities

|                |                 |
|----------------|-----------------|
| Amenities      | Elevator(s)     |
| Parking Spaces | 1               |
| Parking        | Parkade, Titled |

### Interior

|                   |                                                              |
|-------------------|--------------------------------------------------------------|
| Interior Features | Open Floorplan, Quartz Counters                              |
| Appliances        | Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator |
| Heating           | Baseboard                                                    |
| Cooling           | None                                                         |
| # of Stories      | 4                                                            |

### Exterior

|                   |       |
|-------------------|-------|
| Exterior Features | Other |
| Construction      | Other |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | November 7th, 2023 |
| Date Sold      | December 1st, 2023 |
| Days on Market | 24                 |
| Zoning         | M-1                |
| HOA Fees       | 80.00              |
| HOA Fees Freq. | ANN                |

### Listing Details

|                |                 |
|----------------|-----------------|
| Listing Office | URBAN-REALTY.ca |
|----------------|-----------------|

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