

\$800,000 - 631 Ranch Estates Place Nw, Calgary

MLS® #A2144713

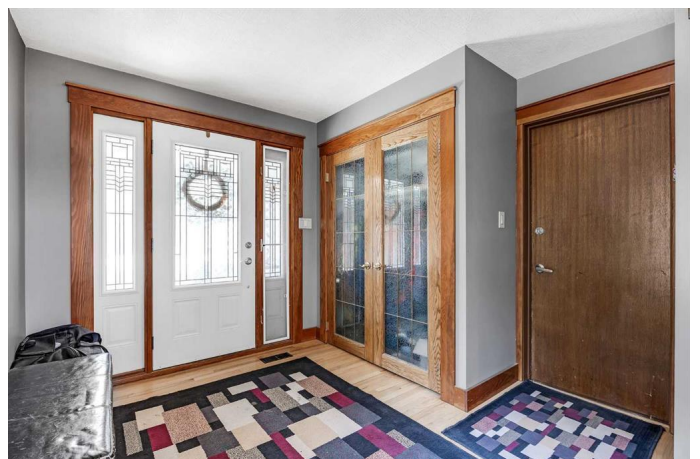
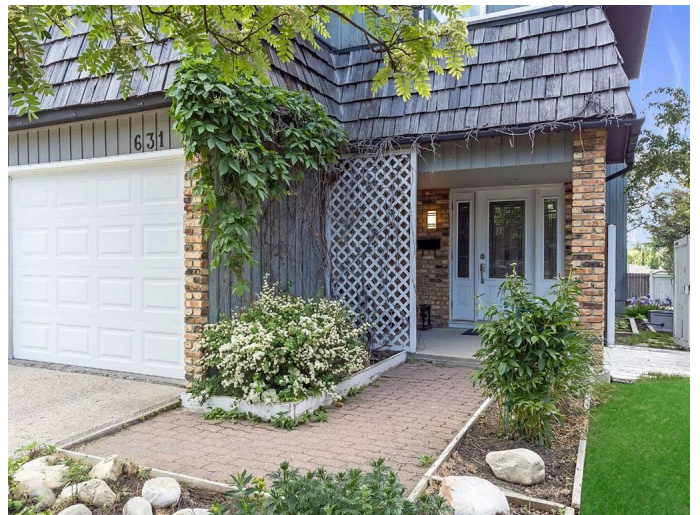
\$800,000

3 Bedroom, 3.00 Bathroom, 1,960 sqft

Residential on 0.17 Acres

Ranchlands, Calgary, Alberta

Welcome to your dream family home in RANCHLANDS ESTATES! Step into the backyard oasis that defines relaxation and fun: an expansive, meticulously landscaped space boasting an IN-GROUND HEATED POOL, recently renovated with a new liner, natural gas boiler, filter, and chlorine injection system. Picture summer days lounging by the poolside, evenings soaking in the covered HOT TUB on the stamped concrete patio, and nurturing plants in the GREENHOUSE while your furry friends roam freely in their dedicated run. Inside this 1960 sqft, 5-LEVEL SPLIT, charm and character abound. As you enter, be greeted by soaring VAULTED CEILINGS highlighting a stunning WOOD-BURNING FIREPLACE with floor-to-ceiling stonework. The main floor is an entertainer's dream with an open concept layout, flooded with natural light from expansive windows. Step through patio doors onto the oversized, freshly stained deck, complete with a gas line for BBQs and a spiral staircase leading down to the backyard. Upstairs, retreat to the ENORMOUS MASTER SUITE featuring a walk-in closet and a beautifully updated 3-piece ensuite. A UNIQUE NOOK offers versatility for a home gym, office, or serene meditation space. A 2nd bedroom and an additional 4-piece bathroom complete this level. Ascend to the 5th level where you will find the 3rd bedroom and an open loft where you can look out to see DOWNTOWN VIEWS. The WALK-OUT BASEMENT offers high ceilings, large



windows, and a 2ND WOOD-BURNING FIREPLACE, creating a perfect blend of comfort and style. Additional features include a DOUBLE ATTACHED HEATED GARAGE with a heated dog room, ensuring comfort for all members of the family year-round. Plus, enjoy the convenience of CENTRAL AIR CONDITIONING throughout the home. Located in Ranchlands Estates, this home offers not just a residence, but a lifestyle. With its blend of outdoor beauty, modern amenities, and thoughtful design, this property is ready for you to move in and start making memories. Don't miss out on the opportunity to call this exceptional property your own. Schedule your showing today and envision your future in this remarkable home!

Built in 1978

Essential Information

MLS® #	A2144713
Price	\$800,000
Sold Price	\$760,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,960
Acres	0.17
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	5 Level Split
Status	Sold

Community Information

Address	631 Ranch Estates Place Nw
Subdivision	Ranchlands
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T3G 1M2

Amenities

Parking Spaces	6
Parking	Double Garage Attached

Interior

Interior Features	Bar, Bookcases, Ceiling Fan(s), High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas Starter, Wood Burning
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	BBQ gas line, Dog Run, Fire Pit, Garden, Private Yard
Lot Description	Back Yard, Cul-De-Sac, No Neighbours Behind, Landscaped, Pie Shaped Lot
Roof	Cedar Shake
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 27th, 2024
Date Sold	July 19th, 2024
Days on Market	21
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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