

# \$334,888 - 4417, 181 Skyview Ranch Manor Ne, Calgary

MLS® #A2156448

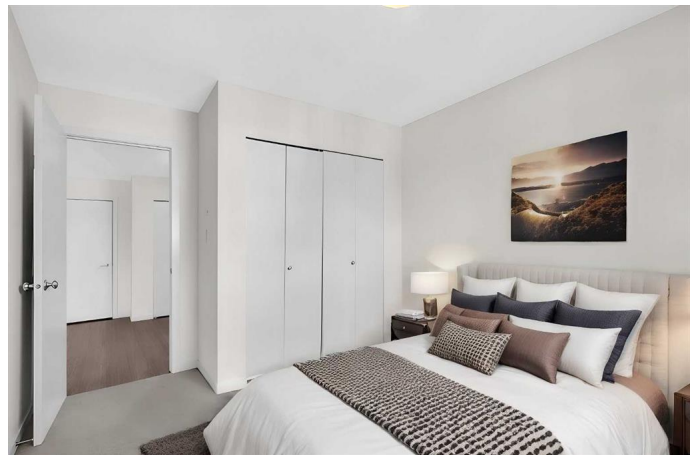
**\$334,888**

2 Bedroom, 1.00 Bathroom, 897 sqft

Residential on 0.00 Acres

Skyview Ranch, Calgary, Alberta

Welcome to the pinnacle of urban living at 181 Skyview Ranch Manor NE, Unit #4417—an exquisite TOP-floor residence that perfectly balances modern sophistication with cozy charm. This stunning 2-bedroom, 1-bathroom home, sprawled across 897 square feet (2 PARKING STALLS: 1 UNDERGROUND 1 SURFACE), offers an open-concept layout that is both airy and inviting, ideal for both relaxing and entertaining. Step inside and be welcomed by a bright, expansive living area where natural light dances across the space, highlighting the meticulous design and premium finishes. The heart of the home is the beautifully appointed kitchen, featuring luxurious quartz countertops that gleam under contemporary lighting. With ample cabinetry, high-end stainless steel appliances, and a sleek breakfast bar, this kitchen is both stylish and functional—perfect for whipping up gourmet meals or enjoying casual bites. Adjacent to the kitchen, the spacious living room opens up to a private balcony through sliding glass doors. This outdoor haven is your perfect escape for al fresco dining, relaxing with a book, or simply enjoying the fresh air. The balcony comfortably accommodates a 6-piece dining set, making it a fantastic space for hosting gatherings with friends and family. Both bedrooms are designed with comfort in mind. The master suite offers a tranquil retreat with generous space and serene ambiance, while the second bedroom is equally spacious and versatile, ideal for guests, a home office,



or a cozy den. The bathroom is elegantly appointed with a modern 4-piece setup, including a stylish tub/shower combo and a single vanity with ample storage beneath. For your convenience, this home features in-suite laundry and additional in-suite storage, ensuring everything you need is right at your fingertips. Parking is a breeze with two dedicated stalls: a heated underground spot for comfort in winter and a surface-assigned space for everyday ease. Plus, visitors will appreciate the abundant parking options close to the entrance. Elevate your lifestyle with this top-floor gem in a sought-after community, where every detail has been thoughtfully crafted to provide a blend of luxury, comfort, and convenience. There is also a community kitchen/common area plus a gym inside the complex to enjoy. This is more than just a home—it's a lifestyle statement waiting for you to make it your own.

Built in 2017

**Essential Information**

MLS® #	A2156448
Price	\$334,888
Sold Price	\$334,700
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	897
Acres	0.00
Year Built	2017
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

**Community Information**

Address	4417, 181 Skyview Ranch Manor Ne
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Subdivision	Skyview Ranch
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 0V2

## Amenities

Amenities	Elevator(s)
Parking Spaces	2
Parking	Additional Parking, Assigned, Covered, Leased, Stall, Titled, Underground

## Interior

Interior Features	Breakfast Bar, High Ceilings, Vinyl Windows, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

## Exterior

Exterior Features	Dog Run, Garden, Other, Playground
Construction	Cement Fiber Board, Mixed, Wood Frame

## Additional Information

Date Listed	August 22nd, 2024
Date Sold	October 25th, 2024
Days on Market	64
Zoning	M-2
HOA Fees	78.75
HOA Fees Freq.	ANN

## Listing Details

Listing Office	eXp Realty
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