

\$299,900 - 3317, 181 Skyview Ranch Manor Ne, Calgary

MLS® #A2179161

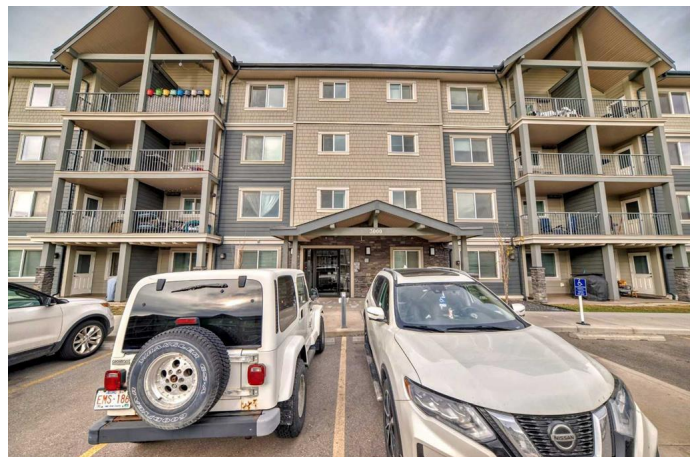
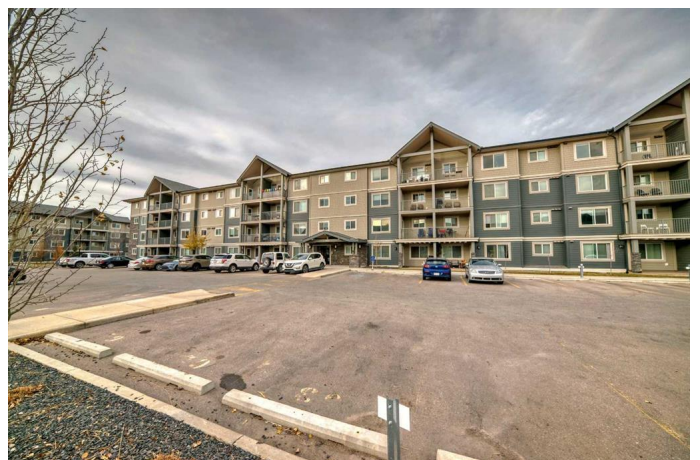
\$299,900

2 Bedroom, 1.00 Bathroom, 901 sqft

Residential on 0.00 Acres

Skyview Ranch, Calgary, Alberta

Welcome to #3317 181 Skyview Ranch Manor NE your New Home at McCall Landing! Situated on the 3rd floor, this stunning condo boasts over 900 sq ft of intelligently designed open living space, creating a warm and inviting atmosphere. The kitchen features an abundance of white cabinetry complemented by a wrap-around island with sleek quartz countertops, providing ample space for all your culinary needs. Enjoy modern stainless steel appliances, durable vinyl plank flooring, and a practical layout with a mix of doors and drawers. Adjacent to the kitchen, you'll find a versatile bonus area perfect for a home office or a separate dining space. This two-bedroom layout thoughtfully positions the living room in between the bedrooms, ensuring privacy and comfort for all residents. Relax on the south-facing balcony, an ideal retreat to unwind with enough space for a couple of chairs and a table. The four-piece bathroom includes a tub/shower combo and a spacious vanity with an undermount sink. The oversized in-suite laundry and storage room offers plenty of space for your laundry essentials, a deep freeze, and additional items, keeping everything accessible and dust-free. This pet-friendly complex allows for two pets per home with board approval and offers a range of amenities including an exercise room, party room, community garden, and dog run area, all covered by low condo fees. The sense of community here is strong, with evident pride of ownership throughout the complex. Located



with easy access to Deerfoot, Stoney, and Metis Trail, Skyview Ranch provides community schools, shopping, playgrounds, walking paths, and convenient transit options right at your doorstep. This green-built, energy-efficient complex is perfect for both homeowners and investors. Titled underground heated parking is included, with plenty of visitor stalls available. Don't miss out on this fantastic opportunity—call today to schedule your private showing!

Built in 2017

Essential Information

MLS® #	A2179161
Price	\$299,900
Sold Price	\$287,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	901
Acres	0.00
Year Built	2017
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	3317, 181 Skyview Ranch Manor Ne
Subdivision	Skyview Ranch
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 0V2

Amenities

Amenities	Snow Removal, Bicycle Storage, Community Gardens, Fitness Center, Party Room
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Parking Spaces	1
Parking	Underground

Interior

Interior Features	No Animal Home, No Smoking Home, Quartz Counters, Storage
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

Exterior

Exterior Features	Balcony, Courtyard, Garden, Playground
Roof	Asphalt Shingle
Construction	Vinyl Siding

Additional Information

Date Listed	November 14th, 2024
Date Sold	December 6th, 2024
Days on Market	22
Zoning	M-2
HOA Fees	75.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX Real Estate (Central)
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