



THE
A-TEAM

**RE/MAX
FIRST**

60 SKYVIEW RANCH Road #2121, Calgary T3N 2J8

MLS®#: **A2149395**

Area: **Skyview Ranch**

Listing Date: **07/16/24**

List Price: **\$399,900**

Status: **Active**

County: **Calgary**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Apartment**
City/Town: **Calgary**
Year Built: **2024**

Lot Information

Lot Sz Ar:
Lot Shape:

Access:
Lot Feat:
Park Feat:

Stall,Titled,Underground

Finished Floor Area

Abv Sqft: **835**
Low Sqft:
Ttl Sqft: **835**

DOM

62

Layout

Beds: **2 (2)**
Baths: **2.0 (2 0)**
Style: **High-Rise (5+)**

Parking

Ttl Park: **1**
Garage Sz:

Utilities and Features

Roof: **Asphalt Shingle**
Heating: **Baseboard**
Sewer:
Ext Feat: **None**

Construction: **Composite Siding**
Flooring: **Vinyl Plank**
Water Source:
Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Electric Range,Microwave Hood Fan,Refrigerator,Washer/Dryer**
Int Feat: **Breakfast Bar,Quartz Counters**
Utilities:

Room Information

Room	Level	Dimensions
Living Room	Main	10`7" x 6`11"
Dining Room	Main	10`7" x 9`11"
4pc Ensuite bath	Main	0`0" x 0`0"
4pc Bathroom	Main	

Room	Level	Dimensions
Kitchen With Eating Area	Main	8`8" x 10`5"
Bedroom - Primary	Main	10`4" x 12`0"
Bedroom	Main	9`9" x 10`8"
Den	Main	6`2" x 5`4"

Legal/Tax/Financial

Condo Fee:

Title:

Zoning:

\$320

Fee Simple

M-X2

Fee Freq:

Monthly

Legal Desc: **2311673**

Remarks

Pub Rmks: **Welcome to Skyview North by TRUMAN! This exceptional Main Floor unit offers a bright and airy 2-Bedroom, 2-Bathroom home with Den in the established community of Skyview Ranch, complete with a titled Underground Parking Stall. Enjoy the refined finishes throughout, including Luxury Vinyl Plank flooring and a designer Lighting package. The custom chef-inspired Kitchen boasts Stainless Steel Appliances, Soft-Close Cabinetry, and elegant Quartz Countertops. The Primary Bedroom features a walk-through closet leading to a four-piece Bathroom, while the spacious Secondary Bedroom provides a versatile area perfect for a guest room with adjoining four-piece Bathroom. Additional conveniences include a Den, an in-suite Washer and Dryer, stylish Window Coverings, and a Patio off the Living Room perfect for relaxation. Skyview North is ideally located just steps away from amenities such as shopping at Sky Point Landing, Green Spaces, and extensive Playgrounds. Enjoy easy access to both Stoney and Deerfoot Trail, making commuting a breeze. Schedule your showing today and discover exceptional living at Skyview North!**

Inclusions: **n/a**

Property Listed By: **RE/MAX Real Estate (Central)**

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123