



THE
A-TEAM

**RE/MAX
FIRST**

395 SKYVIEW Parkway #1513, Calgary T3N2K1

MLS® #: **A2188816**

Area: **Cityscape**

Listing Date: **01/19/25**

List Price: **\$338,900**

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:

Parkade,Stall,Titled

Finished Floor Area

Abv Sqft: **693**
Low Sqft:
Ttl Sqft: **693**

DOM

13
Layout
Beds: **2 (2)**
Baths: **2.0 (2 0)**
Style: **Apartment**

Parking

Ttl Park: **1**
Garage Sz:

Utilities and Features

Roof: **Asphalt Shingle**
Heating: **Baseboard**
Sewer:
Ext Feat: **Balcony,BBQ gas line,Courtyard**

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

Kitchen Appl: **Dishwasher,Electric Range,Microwave Hood Fan,Refrigerator,Washer/Dryer Stacked,Window Coverings**
Int Feat: **Elevator,Kitchen Island,Quartz Counters**
Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
Den	Main	19`8" x 19`8"	Entrance	Main	23`3" x 19`8"
Eat in Kitchen	Main	38`3" x 36`11"	Living Room	Main	33`4" x 36`4"
Bedroom - Primary	Main	30`1" x 36`4"	Walk-In Closet	Main	24`4" x 15`4"
3pc Ensuite bath	Main	24`4" x 17`9"	Bedroom	Main	29`9" x 31`5"
4pc Bathroom	Main	15`10" x 27`4"	Balcony	Main	32`0" x 22`2"

Condo Fee:
\$285

Title:
Fee Simple
Fee Freq:
Monthly

Zoning:
M-X2 D111

Legal Desc: **2411038**

Remarks

Pub Rmks: **Don't miss this brand-new 2-bedroom, 2-bath + den condo with stunning south-facing views of the mountains and city skyline! Bright, open, and super welcoming, it's got two cozy bedrooms, a den that's perfect for a home office or chill zone, and modern bathrooms. The building is packed with great amenities—hit the gym, relax in the rec room, and there's even a pet wash station for your furry friend. Underground parking keeps things easy, and with shopping, schools, and more nearby, this spot has everything you need for a fresh start in style!**

Inclusions:
Property Listed By: **NA
RE/MAX Complete Realty**

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







