

2209, 240 Skyview Ranch Road NE
Calgary, Alberta

MLS # A2251152



\$294,900

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|------------------|------------------------------------|---------------|-------------------|
| Division: | Skyview Ranch | | |
| Type: | Residential/Low Rise (2-4 stories) | | |
| Style: | Apartment-Single Level Unit | | |
| Size: | 807 sq.ft. | Age: | 2014 (11 yrs old) |
| Beds: | 2 | Baths: | 2 |
| Garage: | Titled, Underground | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | | | |
|--------------------|---------------------------------|-------------------|--------|
| Heating: | Baseboard | Water: | - |
| Floors: | Carpet, Ceramic Tile, Laminate | Sewer: | - |
| Roof: | - | Condo Fee: | \$ 503 |
| Basement: | - | LLD: | - |
| Exterior: | Stone, Vinyl Siding, Wood Frame | Zoning: | M-2 |
| Foundation: | - | Utilities: | - |
| Features: | No Animal Home, No Smoking Home | | |
| Inclusions: | None | | |

Experience elevated condo living in the heart of Skyview Ranch. This beautifully designed 2-bedroom, 2-bath residence offers a perfect balance of style and comfort with its open-concept layout, granite-adorned kitchen with stainless steel appliances, and a central island that sets the stage for effortless entertaining. Sunlight fills the living space, extending to a private balcony where you can unwind in peace. The elegant primary suite features a walk-through closet and spa-inspired ensuite, while the second bedroom and bath provide flexibility for guests or a home office. With in-suite laundry, sleek modern finishes, and secure parking, every detail has been considered. Surrounded by parks, pathways, and quick connections to downtown and the airport, this home offers more than convenience—it offers a lifestyle.