

# \$420,000 - 608 Skyview Point Place Ne, Calgary

MLS® #A2214753

## \$420,000

3 Bedroom, 3.00 Bathroom, 1,527 sqft  
Residential on 0.11 Acres

Skyview Ranch, Calgary, Alberta

OPEN HOUSE SUNDAY APRIL 27th FROM 1:00PM-4:00PM. This modern 3-bed/3-bath non-smoking home is located in Skyview Ranch which is one of Calgary's fastest growing communities. As soon as you enter the home you'll notice the open concept design with 9' ceilings on the main and upper levels. The spacious kitchen features stainless steel appliances and granite countertops that boast enough room for a couple of bar stools, and an island for more workspace as you prep and cook your meals. The walnut hardwood flooring flows from the kitchen right into the dining room and living room. The living room features a private balcony for you to enjoy your morning coffee as you watch the rabbits in the center courtyard, and a workspace with built-in desk if you like to work from home. Upstairs you'll find 3 bedrooms, and 2 full bathrooms including the ensuite in the primary bedroom. The entrance level has a welcoming reception area complete with a flex space that could be used as an office or even work-out area. There is another room that could be used for storage or a mudroom as it leads right into your drywalled and heated double garage. Not only does it keep your vehicle warm and ready to go, but it also adds extra security and storage space. Visitor parking is located right outside, and is convenient for family and guests that visit. You will absolutely love the private patio area right outside the main entrance. This home is an exceptional value and priced very



well, as was appraised at \$465,000 in September 2024. Skyview Ranch is one of Calgary’s fastest-growing communities, with easy access to major routes like Stoney Trail and Deerfoot Trail. This makes commuting to downtown, the airport, or even getting out of the city a breeze. It’s a newer neighborhood with a modern layout and family-friendly design. You’ll find schools, parks, shopping centers, and transit options all within minutes of your doorstep. Book your showing today!

Built in 2012

**Essential Information**

MLS® #	A2214753
Price	\$420,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,527
Acres	0.11
Year Built	2012
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

**Community Information**

Address	608 Skyview Point Place Ne
Subdivision	Skyview Ranch
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 0L7

**Amenities**

Amenities	Park, Visitor Parking
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Parking Spaces	2
Parking	Double Garage Attached, Garage Door Opener, Garage Faces Rear, Heated Garage, Insulated
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), Granite Counters, Kitchen Island, No Smoking Home, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

### Exterior

Exterior Features	Courtyard, Storage
Lot Description	Back Lane, Few Trees, Low Maintenance Landscape, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Mixed, Vinyl Siding, Wood Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	April 25th, 2025
Days on Market	4
Zoning	M-2
HOA Fees	80
HOA Fees Freq.	ANN

### Listing Details

Listing Office	MaxWell Canyon Creek
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