

# \$574,900 - 12 Skyview Ranch Lane Ne, Calgary

MLS® #A2248197

**\$574,900**

4 Bedroom, 4.00 Bathroom, 1,506 sqft  
Residential on 0.07 Acres

Skyview Ranch, Calgary, Alberta

Open House :- Sunday 17th 11:00 Am to 2:00 Pm. This fully renovated, With over \$70,000 in recent upgrades, this home truly stands out.

move-in-ready 4-bedroom, 3.5-bathroom duplex offers exceptional comfort, style, and functionality, perfect for first-time buyers, growing families, or savvy investors. Step inside to a freshly painted and meticulously maintained interior, featuring brand-new carpet, new flooring, and a completely upgraded roof. The bright and inviting main floor boasts a spacious living room, a stylish kitchen with granite countertops, a central island, a walk-in pantry, and stainless steel appliances. The dining area easily accommodates a large table ideal for family gatherings and entertaining guests. Upstairs, the serene primary suite includes a walk-in closet, accompanied by two additional generously sized bedrooms and a full bathroom.

The fully finished basement is perfect for extended family , complete with a second kitchen, washer/dryer, large bedroom, and cozy living area.

Outside, enjoy a newly landscaped yard with fresh sod, charming curb appeal, and a double detached garage.

Located just minutes from Deerfoot Trail, Stoney Trail, schools, parks, shopping, and transit, this home delivers the perfect blend of style, convenience, and value.

Fresh, modern, and fully upgraded this is Sky-view Ranch living at its best!



Built in 2013

## Essential Information

MLS® #	A2248197
Price	\$574,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,506
Acres	0.07
Year Built	2013
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

## Community Information

Address	12 Skyview Ranch Lane Ne
Subdivision	Skyview Ranch
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N0L9

## Amenities

Amenities	None
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

## Interior

Interior Features	Granite Counters, No Animal Home, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full, Suite

## Exterior

Exterior Features	Balcony
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	August 16th, 2025
Zoning	R-G
HOA Fees	84
HOA Fees Freq.	ANN

## Listing Details

Listing Office	eXp Realty
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