

\$288,900 - 1312, 181 Skyview Ranch Manor Ne, Calgary

MLS® #A2207050

\$288,900

2 Bedroom, 1.00 Bathroom, 901 sqft

Residential on 0.00 Acres

Skyview Ranch, Calgary, Alberta

Welcome to 181 Skyview Ranch Manor NE,
Unit #1312

This contemporary modern 2-bedroom offers an open-concept layout designed for both comfort and functionality. With 2 parking stalls, youâ€™ll enjoy ultimate convenience year-round. There's also ample visitors parking for your guests.

Step inside this bright and airy living space where natural light floods the room, highlighting premium upgrades and sophisticated design. The heart of the home is the beautifully appointed kitchen, featuring gleaming quartz countertops, stainless steel appliances, and ample cabinetry. The sleek breakfast bar provides additional prep space, making this kitchen perfect for both gourmet cooking and casual meals. In addition is a large dining room that can easily seat eight comfortably. Adjacent to the kitchen, the spacious living room connects to your private balcony.

Both bedrooms are thoughtfully designed for relaxation. The primary bedroom offers a serene retreat with generous space, while the second bedroom is versatileâ€™perfect as a guest room, home office, or cozy den. The modern 4-piece bathroom features a stylish tub/shower combo and a sleek single vanity with plenty of storage.

Additional highlights include in-suite laundry and extra storage, ensuring convenience is always at hand. You also get amenities to further enhance your lifestyle, with access the



party / entertaining room with common kitchen, and a complete gym / fitness centre within the complex. This property would be great for investment or the perfect place to call home. Take advantage of this excellent opportunity today!

Built in 2017

Essential Information

| | |
|----------------|-------------------|
| MLS® # | A2207050 |
| Price | \$288,900 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 901 |
| Acres | 0.00 |
| Year Built | 2017 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

Community Information

| | |
|-------------|----------------------------------|
| Address | 1312, 181 Skyview Ranch Manor Ne |
| Subdivision | Skyview Ranch |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3N 0V2 |

Amenities

| | |
|----------------|--|
| Amenities | Fitness Center, Visitor Parking, Recreation Room |
| Parking Spaces | 2 |
| Parking | Secured, Stall, Titled, Underground, Parkade |

Interior

| | |
|-------------------|--|
| Interior Features | Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Storage |
|-------------------|--|

| | |
|--------------|--|
| Appliances | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating | Baseboard |
| Cooling | None |
| # of Stories | 4 |

Exterior

| | |
|-------------------|---|
| Exterior Features | Balcony, Lighting |
| Construction | Concrete, Stone, Vinyl Siding, Wood Frame |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 3rd, 2025 |
| Days on Market | 44 |
| Zoning | M-2 |
| HOA Fees | 79 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.