

# **\$349,000 - 3506, 60 Skyview Ranch Road Ne, Calgary**

MLS® #A2192114

**\$349,000**

2 Bedroom, 2.00 Bathroom, 816 sqft

Residential on 0.00 Acres

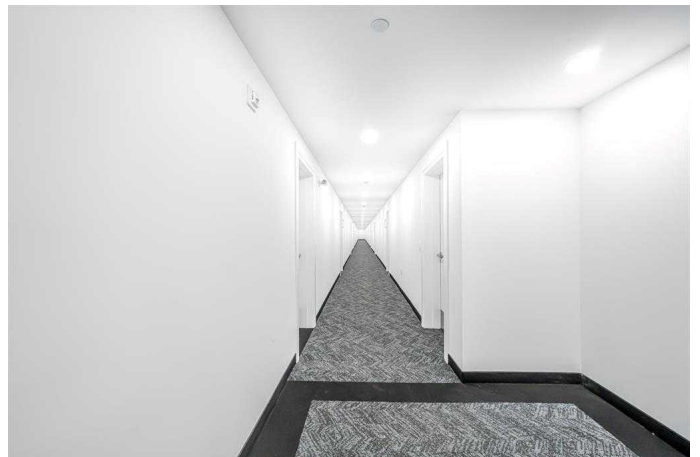
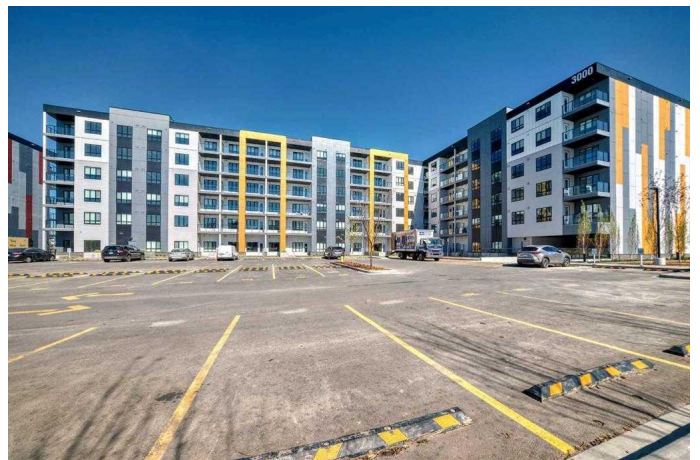
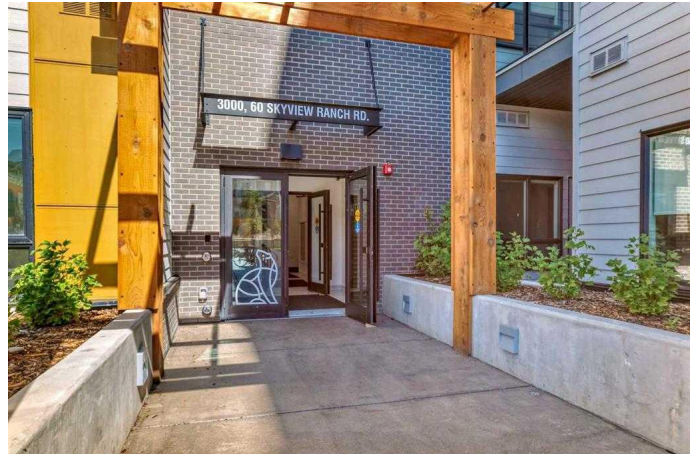
Skyview Ranch, Calgary, Alberta

Thoughtfully designed condominium in the newly built Skyview North by Truman Homes. It provides comfortable living space, featuring 2 spacious bedrooms, 2 full bath and a north-facing balcony on the 3rd floor, perfect for enjoying stunning city skyline and mountain views. This modern residence is finished with high-quality craftsmanship throughout and includes a titled underground parking stall.

The interior boasts luxury vinyl plank flooring with acoustic underlay, enhancing the open-concept living area that connects the living room, dining area, and kitchen. The kitchen is designed with sleek quartz countertops, a central island with seating, and smooth panel cabinetry with anti-scuff hardware. It also includes stainless steel appliances.

The owner's retreat offers a large bedroom, a walk-through closet, and a luxurious 3-piece ensuite featuring luxury vinyl tile and a quartz countertop. A generously sized second bedroom plus 2nd full bath and in-suite laundry complete the space.

The building is built with energy-efficient systems, including mechanical and window design, ensuring long-term sustainability. Its prime location places you steps away from parks, playgrounds, sportsplexes, and schools, with shopping, dining, and amenities nearby. With a quick 9-minute drive to Calgary



International Airport and just 20 minutes to downtown, this condo is ideally positioned for easy access to Stoney Trail for commuting to all parts of the city.

Discover this exceptional property in personâ€”contact your favorite REALTORÂ® to schedule a showing today!

Built in 2024

**Essential Information**

MLS® #	A2192114
Price	\$349,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	816
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Active

**Community Information**

Address	3506, 60 Skyview Ranch Road Ne
Subdivision	Skyview Ranch
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N2J8

**Amenities**

Amenities	Elevator(s)
Parking Spaces	1
Parking	Underground

**Interior**

Interior Features	Kitchen Island, No Smoking Home, No Animal Home, Quartz Counters
Appliances	Dishwasher, Refrigerator, Electric Stove, Microwave Hood Fan, Washer/Dryer Stacked
Heating	Forced Air
Cooling	None
# of Stories	5

## Exterior

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Brick, Aluminum Siding

## Additional Information

Date Listed	February 3rd, 2025
Days on Market	133
Zoning	M-H1
HOA Fees	79
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX Real Estate (Central)
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