

\$549,900 - 21 Skyview Ranch Manor Ne, Calgary

MLS® #A2250740

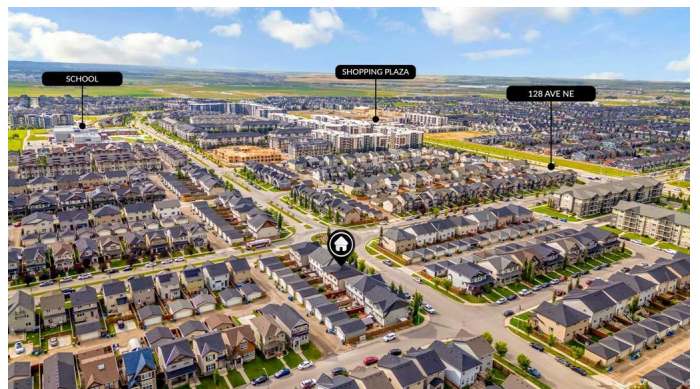
\$549,900

4 Bedroom, 4.00 Bathroom, 1,413 sqft

Residential on 0.06 Acres

Skyview Ranch, Calgary, Alberta

"Semi-Detached located on the same street as Prairie Sky School - OVER 1900 SQ. FT. OF FINISHED SPACE | 4 Beds | 3.5 Baths | FULLY FINISHED BASEMENT | DETACHED DOUBLE GARAGE | Front Porch and much more". Welcome to 21 Skyview Ranch Manor NE! This beautifully maintained HOME HAS BEEN VERY WELL CARED FOR BY ITS ORIGINAL OWNER SINCE 2012 and is now move-in ready for its next chapter. Perfectly located in the heart of Skyview Ranch, this property is just a 7-MINUTE WALK TO THE PRAIRIE SKY SCHOOL AND ONLY 3 MINUTES TO THE NEAREST PARK, making it an ideal choice for growing families. RECENT IMPROVEMENTS INCLUDE UPDATES IN THE EXTERIOR with new roof, siding and garage door replaced just in July 2025 (Warranty Certificate will be provided). Step inside to discover a bright, inviting, and functional floor plan. The main level offers an open concept layout with a spacious living area filled with natural light and a dining area that flows seamlessly to the backyardâ€”perfect for everyday living and entertaining. The FUNCTIONAL L-SHAPED KITCHEN IS PRIVATELY TUCKED AWAY IN THE CORNER, ideal for daily cooking. The bright, inviting kitchen features a full-sized window, QUARTZ COUNTERTOPS, AND FULL CEILING-HEIGHT CABINETS. Upstairs you will find 3 generously sized bedrooms, including a spacious primary featuring an ENSUITE BATHROOM WITH A STANDING



SHOWER. The FULLY FINISHED BASEMENT EXPANDS THE LIVING SPACE with a large recreation room, bedroom, and full bathroom. Outside, enjoy a private backyard space for summer BBQs or playtime, along with REAR PARKING IN A DETACHED DOUBLE GARAGE and rear lane access. This property boasts exceptional city-wide connectivity, thanks to its convenient access to Country Hills Blvd, 128 Ave, and Stoney Trail. With schools, parks, shopping, transit, and everyday amenities all nearby, this is a fantastic opportunity to own a well-kept family home in a highly desirable community. Check the 3D tour and book your showing today. OPEN HOUSE: SEP 27 & 28TH, 1.00-3.00 P.M.

Built in 2012

Essential Information

MLS® #	A2250740
Price	\$549,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,413
Acres	0.06
Year Built	2012
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	21 Skyview Ranch Manor Ne
Subdivision	Skyview Ranch
City	Calgary
County	Calgary

Province	Alberta
Postal Code	T3N 0K7

Amenities

Amenities	Other, Park, Playground
Parking Spaces	2
Parking	Alley Access, Double Garage Detached, Garage Door Opener, Additional Parking, Garage Faces Rear
# of Garages	2

Interior

Interior Features	Bookcases, Ceiling Fan(s), No Animal Home, No Smoking Home, Pantry, Quartz Counters, See Remarks
Appliances	Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Electric Range
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, Other, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Landscaped, Rectangular Lot, See Remarks, Street Lighting
Roof	Asphalt Shingle
Construction	Concrete, Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 22nd, 2025
Days on Market	55
Zoning	R-G
HOA Fees	84
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX iRealty Innovations
----------------	----------------------------

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.