



**114 Skyview Springs Rise NE
Calgary, Alberta**

MLS # A2290230



\$629,900

Division:	Skyview Ranch		
Type:	Residential/House		
Style:	3 (or more) Storey		
Size:	2,027 sq.ft.	Age:	2010 (16 yrs old)
Beds:	5	Baths:	4 full / 1 half
Garage:	Double Garage Detached, Garage Faces Rear		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane, Corner Lot, Fruit Trees/Shrub(s), Garden, Treed		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Granite Counters, High Ceilings, Kitchen Island, Laminate Counters, No Smoking Home, Open Floorplan, Walk-In Closet(s)		
Inclusions:	None		

Nestled in the sought-after community of Skyview Ranch, this Jayman-built detached home offers over 2,700 square feet of developed living space across three stories and a fully finished basement. Situated on a corner lot with a welcoming front porch, this residence combines thoughtful design with functional living, making it ideal for families seeking both comfort and style. The property includes a double detached garage, five bedrooms, and 4.5 bathrooms, offering space for everyone. Inside, the main floor opens to a spacious foyer with 9-foot ceilings and hardwood flooring that flows throughout. Large windows fill the space with natural light, enhancing the open concept living, dining, and kitchen areas. The living room provides a comfortable space to relax, while the dining area accommodates family meals or entertaining. The kitchen is a highlight, featuring white cabinetry, stainless steel appliances, granite countertops, a generous island, and ample cupboard and counter space. A two-piece powder room completes the main level. Upstairs, the primary suite is a private retreat with a walk-in closet and a stylish four-piece ensuite. Two additional bedrooms share a four-piece bathroom, offering convenience for family living. The third floor includes a versatile loft, ideal as a playroom, second living area, or home office. An additional bedroom with sliding doors opens to a balcony overlooking the backyard, accompanied by another four-piece bathroom. Enjoy views of the Rocky Mountains from this level. The fully finished basement offers durable vinyl plank flooring and a rec room or flex space for hobbies, entertainment or a home gym. An additional bedroom and four-piece bathroom, along with laundry and abundant storage, provide further functionality and comfort. Outdoors, the backyard features a deck, garden boxes, and a grassy area framed by trees, while

a paved back alley offers easy access for parking. Recent updates include a new roof in 2021, a new hot water tank in 2025, and freshly painted interiors. Skyview Ranch provides an exceptional lifestyle with amenities just steps from home. Families will appreciate the nearby playgrounds, walking and biking pathways, ball diamond, and soccer fields. Schools, including Prairie Sky School and Apostles of Jesus School, are within a short five-minute walk, and public transit provides convenient connections throughout the city. Quick access to major roads such as Country Hills Boulevard, Metis Trail, and Stoney Trail ensures an easy commute, while Calgary International Airport is just ten minutes away. For shopping, dining, and entertainment, CrossIron Mills and New Horizon Mall are only minutes from home. Take advantage of your opportunity to see this incredible property in person, book your showing today! Be sure to check out the floor plans and 3D tour for a closer look before your visit.