



**76 Skyview Ranch Boulevard NE  
Calgary, Alberta**

**MLS # A2132851**

**\$689,900**



<b>Division:</b>	Skyview Ranch		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,578 sq.ft.	<b>Age:</b>	2014 (10 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.01 Acre		
<b>Lot Feat:</b>	Rectangular Lot		

**Heating:** Forced Air, Natural Gas

**Water:** -

**Floors:** Carpet

**Sewer:** -

**Roof:** Asphalt Shingle

**Condo Fee:** -

**Basement:** Separate/Exterior Entry, Finished, Full

**LLD:** -

**Exterior:** Wood Frame

**Zoning:** R-2

**Foundation:** Poured Concrete

**Utilities:** -

**Features:** Separate Entrance

**Inclusions:** -

Wow! Top to bottom upgraded two story house in a superb community Skyview Ranch in Calgary! It has a finished basement with separate side entry and double detached garage. Upstairs includes a 3 bedroom, master bed has its own ensuite bath & walking closet, another bed has a walking closet as well, and a common washroom, laundry. Main floor has living, dining, and a kitchen with granite counter top, and a half bath. Basement has one bed, washroom, and a huge recreation room. The exterior has new sensor lights. All major shopping centres are close by.