

# \$294,900 - 2209, 240 Skyview Ranch Road Ne, Calgary

MLS® #A2251152

## \$294,900

2 Bedroom, 2.00 Bathroom, 807 sqft  
Residential on 0.00 Acres

Skyview Ranch, Calgary, Alberta

Experience elevated condo living in the heart of Skyview Ranch. This beautifully designed 2-bedroom, 2-bath residence offers a perfect balance of style and comfort with its open-concept layout, granite-adorned kitchen with stainless steel appliances, and a central island that sets the stage for effortless entertaining. Sunlight fills the living space, extending to a private balcony where you can unwind in peace. The elegant primary suite features a walk-through closet and spa-inspired ensuite, while the second bedroom and bath provide flexibility for guests or a home office. With in-suite laundry, sleek modern finishes, and secure parking, every detail has been considered. Surrounded by parks, pathways, and quick connections to downtown and the airport, this home offers more than convenience—it offers a lifestyle.



Built in 2014

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2251152  |
| Price          | \$294,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 807       |
| Acres          | 0.00      |
| Year Built     | 2014      |

|          |                   |
|----------|-------------------|
| Type     | Residential       |
| Sub-Type | Apartment         |
| Style    | Single Level Unit |
| Status   | Active            |

### Community Information

|             |                                 |
|-------------|---------------------------------|
| Address     | 2209, 240 Skyview Ranch Road Ne |
| Subdivision | Skyview Ranch                   |
| City        | Calgary                         |
| County      | Calgary                         |
| Province    | Alberta                         |
| Postal Code | T3N 0P4                         |

### Amenities

|                |                     |
|----------------|---------------------|
| Amenities      | Visitor Parking     |
| Parking Spaces | 1                   |
| Parking        | Titled, Underground |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | No Animal Home, No Smoking Home  |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings |
| Heating           | Baseboard  |
| Cooling           | None   |
| # of Stories      | 4  |

### Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Balcony, Private Entrance       |
| Construction      | Stone, Vinyl Siding, Wood Frame |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 28th, 2025 |
| Days on Market | 2                 |
| Zoning         | M-2               |
| HOA Fees       | 75                |
| HOA Fees Freq. | ANN               |

### Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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