3315, 240 Skyview Ranch Road NE
Calgary, Alberta

MLS # A2278165

$299,900

Division:	Skyview Ranch
Type:	Residential/Low Rise (2-4 stories)
Style:	Apartment-Single Level Unit

Size:	943 sq.ft.	**Age:**	2015 (11 yrs old)
Beds:	2	**Baths:**	2

Garage:	Parkade, Titled, Underground
Lot Size:	-
Lot Feat:	-

Heating:	Baseboard	**Water:**	-
Floors:	Carpet, Ceramic Tile, Cork	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	$ 578
Basement:	-	**LLD:**	-
Exterior:	Composite Siding, Stone, Vinyl Siding, Wood Frame	**Zoning:**	M-2
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Granite Counters, No Animal Home, No Smoking Home, Pantry, Storage, Vinyl Windows		

Inclusions:	1 x Key fob, 1 x Remote Fob

Welcome to this beautifully updated condo in the desirable Skyview community of NE Calgary. This bright, spacious 3rd-floor corner unit features brand-new carpet, fresh paint, and a professional clean—making it truly move-in ready with quick possession available. The layout offers two bedrooms and two full 4-piece bathrooms, providing comfort and privacy for everyday living. The modern kitchen is finished with granite countertops and stainless-steel appliances, and a dedicated office nook makes working from home easy and convenient. In-suite laundry adds to the functionality of the space. Included is a titled underground heated parking stall (#494) with its own storage cage, along with a large balcony featuring a gas line for your BBQ and a pleasant open view—perfect for relaxing or entertaining. Most utilities are included, with only electricity excluded. Located close to schools, parks, shopping, and major routes like Métis Trail, this home offers quick access to CrossIron Mills, Costco, and Calgary International Airport. A fantastic opportunity you won't want to miss—book your showing today!