

941 Ranchview Crescent NW  
Calgary, Alberta

MLS # A2281352



**\$559,999**

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate, Linoleum, Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stucco, Wood Frame, Wood Siding	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings		

**Inclusions:** Hot tub and Pergola.

Welcome to this ideal family home located in the well-established and welcoming community of Ranchlands. Thoughtfully laid out for everyday living and entertaining, the sizeable main floor offers a well-appointed kitchen, a dedicated dining room, and a cozy living room centered around a charming wood-burning fireplace. A main floor bedroom provides the perfect space for guests, a home office, or flexible family needs. Upstairs, three comfortable bedrooms and two renovated bathrooms, create a functional and private space for family living. The lower level features an open floor plan, making it an excellent option for a media room, play area, or recreation space tailored to your lifestyle. Step outside to a large wraparound backyard designed for year-round enjoyment, complete with a deck, pergola, and hot tub, perfect for relaxing during Calgary's colder winter days. A single detached garage and driveway provide convenient parking and additional storage. Located close to parks, schools, shopping, and transit, this Ranchlands home offers space, warmth, and functionality in a mature, family-friendly neighborhood.