

**515 Skyview Ranch Grove NE
Calgary, Alberta**

MLS # A2285869



\$365,000

Division: Skyview Ranch

Type: Residential/Five Plus

Style: 3 (or more) Storey

Size: 1,395 sq.ft. **Age:** 2014 (12 yrs old)

Beds: 2 **Baths:** 2 full / 1 half

Garage: Single Garage Attached

Lot Size: 0.04 Acre

Lot Feat: Rectangular Lot

Heating: Forced Air, Natural Gas

Water: -

Floors: Carpet, Laminate, Tile

Sewer: -

Roof: Asphalt Shingle

Condo Fee: \$ 324

Basement: None

LLD: -

Exterior: Vinyl Siding, Wood Frame

Zoning: M-1

Foundation: Poured Concrete

Utilities: -

Features: Granite Counters, Kitchen Island, Pantry, Storage

Inclusions: N/A

Welcome to this beautifully upgraded corner-unit townhome offering 2 primary bedrooms + den and 2.5 BATHS in a fantastic Calgary location. The bright living room features a stunning REAL STONE FEATURE WALL, custom built-ins, and an elegant electric FIREPLACE. The kitchen boasts granite countertops, a large island with eating bar, and flows into the formal dining area with access to a private balcony complete gas BBQ hookup. Upstairs you'll love the VAULTED ceilings, convenient upper-floor laundry, and two spacious bedrooms including a generous master suite with room for a king-sized bed, walk-in closet, and a 3-piece ensuite featuring HEATED TILE flooring and an upgraded quartz vanity. The single attached garage includes CUSTOM SHELVING. Ideally located near visitor parking, schools, and shopping. A must-see corner unit with excellent upgrades and unbeatable convenience!