

## 4 Skyview Springs Crescent NE Calgary, Alberta

**MLS # A2271978**



**\$699,999**

<b>Division:</b>	Skyview Ranch		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,004 sq.ft.	<b>Age:</b>	2009 (16 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Backs on to Park/Green Space, Corner Lot		

<b>Heating:</b>	Forced Air
<b>Floors:</b>	Carpet, Vinyl Plank
<b>Roof:</b>	Asphalt Shingle
<b>Basement:</b>	Full
<b>Exterior:</b>	Vinyl Siding, Wood Frame
<b>Foundation:</b>	Poured Concrete
<b>Features:</b>	Quartz Counters, Vinyl Windows

<b>Water:</b>	-
<b>Sewer:</b>	-
<b>Condo Fee:</b>	-
<b>LLD:</b>	-
<b>Zoning:</b>	R-G
<b>Utilities:</b>	-

**Inclusions:** N/A

OPEN HOUSE SATURDAY NOV 29 12-3 PM. Welcome to this stunning former show home located in the vibrant community of Skyview Ranch. Situated on a desirable corner lot beside a playground and close to schools, amenities, and transit, this beautifully updated 2-storey home is ready to welcome its next family. As you step inside, you'll appreciate the fresh renovations, including new laminate flooring on the main level and a freshly painted interior. The kitchen features a luxurious shaker-style painted cabinetry package, a built-in electric cooktop, and a built-in microwave/oven combination. An oversized pantry offers exceptional storage for all your essentials. The inviting living room is the perfect space to gather, complete with a cozy fireplace. The upper level offers three spacious bedrooms and a bonus room. Two bedrooms share a full bathroom, while the primary suite features its own private ensuite with double sinks, a jetted tub, and a separate standing shower. The home also boasts level-5 painted ceilings on all three levels, adding an elevated touch throughout. The fully developed basement includes two additional bedrooms, a full bathroom, and a comfortable living area—ideal for extended family or guests. Additional features include central air conditioning to keep you cool in the summer, and a heated garage equipped with a gas heater and an electric car plug-in—perfect for cold winter months. Outside, the fenced backyard backs onto green space, offering privacy and a safe place for kids to play. Recent repairs to the roof and siding provide peace of mind, ensuring this home is truly move-in ready.