

# \$469,000 - 2228, 151 Skyview Bay Ne, Calgary

MLS® #A2189533

**\$469,000**

3 Bedroom, 2.00 Bathroom, 1,207 sqft

Residential on 0.00 Acres

Skyview Ranch, Calgary, Alberta

Brand new 3 bedroom corner townhouse ideally located across from a school with convenient street level amenities! Modern and sophisticated this 3 bedroom and 2 bathroom home has a unique layout for ultimate privacy and 2 large outdoor spaces including a rooftop patio! The main floor is open and bright with abundant natural light, wide plank flooring and a neutral color pallet. Inspiring culinary creativity, the kitchen features full-height cabinets, stainless steel appliances and a breakfast bar on the peninsula island. Centring the open concept space is the dining room with clear sightlines encouraging unobstructed conversations. The living room promotes relaxation or head out to glass glass-railed covered balcony for casual barbeques and time spent unwinding. A two large size bedroom, a full bathroom, in-suite laundry and a storage room are also on this level. The upper level is a luxurious escape with a separate entrance. Gather in the bonus room for movie and games nights. Impress your guests on the gorgeous rooftop patio and enjoy the rare bonus of having two separate outdoor spaces. Spacious and bright with no neighbours above, the primary bedroom is a true owner's retreat with a walk in closet that lead to the second entrance to the unit. Underground parking further adds to your comfort and convenience. Located in Skyview Ranch surrounded by big prairie sky pierced with city skyline and every amenity: shopping, schools, parks and a multitude of green



spaces and pathways are right your door!  
Truly an unbeatable location for this  
exceptional unit with a perfect floor plan!

Built in 2024

**Essential Information**

MLS® #	A2189533
Price	\$469,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,207
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

**Community Information**

Address	2228, 151 Skyview Bay Ne
Subdivision	Skyview Ranch
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 1B6

**Amenities**

Amenities	Bicycle Storage, Elevator(s), Parking, Snow Removal, Storage, Trash, Visitor Parking
Parking Spaces	1
Parking	Heated Garage, Parkade, Underground

**Interior**

Interior Features	No Animal Home, No Smoking Home, Pantry, Quartz Counters, Storage
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator
Heating	Baseboard, Fan Coil

Cooling	None
Basement	None

**Exterior**

Exterior Features	Balcony, Playground
Lot Description	Low Maintenance Landscape, Other
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	January 23rd, 2025
Days on Market	106
Zoning	DC

**Listing Details**

Listing Office	Century 21 Bravo Realty
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