

# \$599,900 - 278 Skyview Springs Gardens Ne, Calgary

MLS® #A2225869

**\$599,900**

4 Bedroom, 4.00 Bathroom, 1,396 sqft

Residential on 0.07 Acres

Skyview Ranch, Calgary, Alberta

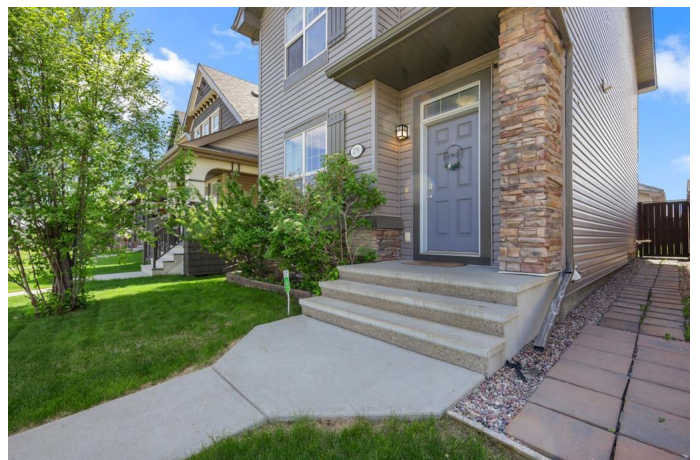
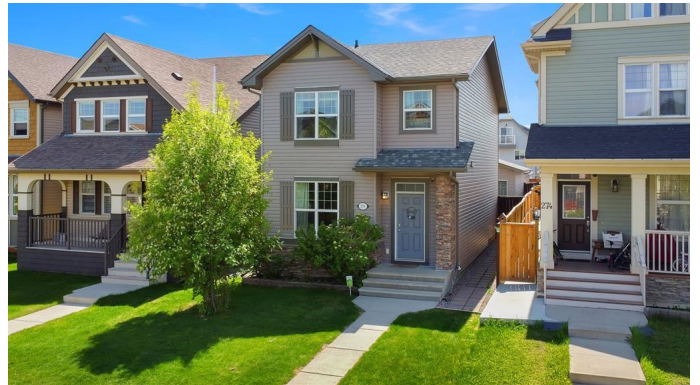
Keys, please! Your new home just hit the market.

This beautiful, well-maintained, and move-in-ready gem is located in the heart of Skyview Ranch. Offering over 1,950 sq ft of total living space, this spacious home features a bright, open-concept main floor with a massive two-tier island, gas stove, stainless steel appliances, and an oversized pantry. The living and dining areas flow seamlessly, creating the perfect space for entertaining or family gatherings.

Upstairs, you'll find three generously sized bedrooms, including a primary suite with a walk-in closet and a private 4-piece ensuite. The professionally finished basement adds even more value with a fourth bedroom, full bathroom, wet bar, and a second living area â€” ideal for movie nights, guests, or a home office setup.

Located on a quiet, family-friendly street, with a double detached garage, ample street parking, and quick access to Stoney Trail, parks, schools, and shopping â€” this home offers incredible value you donâ€™t want to miss!

Bonus: A work order is already in place for recent hail damage â€” meaning youâ€™ll move in with a brand new roof, new siding, and a freshly painted deck and fence, all



completed prior to possession.

Built in 2011

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2225869    |
| Price          | \$599,900   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,396       |
| Acres          | 0.07        |
| Year Built     | 2011        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                                |
|-------------|--------------------------------|
| Address     | 278 Skyview Springs Gardens Ne |
| Subdivision | Skyview Ranch                  |
| City        | Calgary                        |
| County      | Calgary                        |
| Province    | Alberta                        |
| Postal Code | T3N 0B7                        |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | Park, Playground       |
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | Breakfast Bar, Kitchen Island, No Smoking Home, Open Floorplan, Pantry                      |
| Appliances        | Dishwasher, Gas Stove, Microwave Hood Fan, Washer/Dryer, ENERGY STAR Qualified Refrigerator |
| Heating           | High Efficiency, Forced Air   |

|              |                |
|--------------|----------------|
| Cooling      | None           |
| Has Basement | Yes            |
| Basement     | Finished, Full |

## Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Storage  |
| Lot Description   | Back Lane, Back Yard, Front Yard, Landscaped, Lawn |
| Roof              | Asphalt Shingle                                    |
| Construction      | Stone, Vinyl Siding                                |
| Foundation        | Poured Concrete                                    |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 29th, 2025 |
| Days on Market | 3              |
| Zoning         | R-G            |
| HOA Fees       | 84             |
| HOA Fees Freq. | ANN            |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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