

## 29 Skyview Point Link NE Calgary, Alberta

MLS # A2255014



# \$357,990

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 423
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Vinyl Siding, Wood Frame	<b>Zoning:</b>	M-2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Stone Counters		

**Inclusions:** Included in the sale of the house:-Ceiling fan (newly installed) with remote setting -balcony patio flooring (can be removed) with patio set -shelving (dining area)- large capacity TV mount (living room)- TV mount (primary bedroom) Items for purchase:- Elliptical - walking pad with mats - coffee bar table

MODERN END UNIT | 2012 BUILD | DOUBLE GARAGE | GREAT LOCATION | 3 PARKING OPTIONS | FULLY FINISHED. This move-in ready townhouse in Skyview Ranch combines modern design, functional space, and one of NE Calgary's most convenient locations—all at outstanding value. Built in 2012 and well maintained, it's bright and welcoming with windows on 3 sides and no front/back neighbours. The entry level offers a double attached garage (brand-new door), storage, and a versatile flex room—ideal as a gym, office, hobby space, or bedroom—plus a private front patio. The main floor impresses with a spacious great room, dining area, half bath, and a chef's kitchen featuring quartz counters, large island, upgraded cabinets, stainless steel appliances, OTR microwave & under-mount sink. Step onto the east-facing deck for BBQs or summer evenings. Upstairs boasts 2 bedrooms including a primary with ensuite, another full bath, and an office/den. Walk to schools, parks, pond & playgrounds, with fast access to Stoney, Deerfoot, Airport & CrossIron. A stylish newer home in a prime location—an exceptional opportunity you don't want to miss.