

4207, 181 Skyview Ranch Manor NE  
Calgary, Alberta

MLS # A2179190



**\$259,900**

<b>Division:</b>	Skyview Ranch		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment		
<b>Size:</b>	592 sq.ft.	<b>Age:</b>	2017 (7 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Assigned, Outside, Stall		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard, Central	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 260
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Wood Frame	<b>Zoning:</b>	M-2
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Closet Organizers, Elevator, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Recreation Facilities		

**Inclusions:** NONE

Welcome to McCall Landing! This will not last long! LOWEST price in the area, SECOND-floor condo with ONE parking included and beautiful sunrise east-facing balcony! (Balcony's Sqft are excluded from 592 Sqft) This condo is well-appointed featuring white quartz countertops, stainless steel appliances, and vinyl plank flooring. The thoughtful layout is bright open and modern floor plan. Plenty of natural light. In-suite laundry and storage area sure to please! This unit has been well maintained by its proud owner and UPGRADED with a modern closet organizers in the bedroom closet, washroom, and laundry area. It is arguably the best complex in this area. Low condo fees with tons of amenities such as a dog run, community garden, fitness centre, recreation room and bike storage! PLUS the building is energy efficient, which saves you money! Make Skyview Ranch home today! Some of the listing pictures are actual (Closet organizer and laundry) and as well as from the vacant unit, yet similar unit. Please take a 3D tour attached to walk through the actual unit.