



**16 Skyview Springs Road NE
Calgary, Alberta**

MLS # A2316431



\$599,999

Division:	Skyview Ranch		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,466 sq.ft.	Age:	2010 (16 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Alley Access, Double Garage Detached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Corner Lot, Desert Back		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Stone, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Chandelier, No Animal Home, No Smoking Home, Pantry, Storage, Walk-In Closet(s)		

Inclusions: CALL LISTER

Welcome to this beautiful CORNER-LOT home in the heart of Skyview ranch! This move-in-ready two-storey property features 4 bedrooms and 3.5 bathrooms, including a fully developed basement with an illegal 1-bedroom, 1-bathroom . The main floor offers a bright living room with a cozy fireplace, a modern kitchen with stainless steel appliances, and a dining area with French doors leading to a spacious deck. Upstairs you'll find a primary bedroom with an ensuite and two additional bedrooms. The double detached garage provides ample parking and storage. Situated on a desirable corner lot, this home combines comfort, functionality, and excellent investment potential in one of Northeast Calgary's most sought-after communities.