

# \$300,000 - 3617, 4641 128 Avenue Ne, Calgary

MLS® #A2196992

## \$300,000

2 Bedroom, 1.00 Bathroom, 696 sqft  
Residential on 0.00 Acres

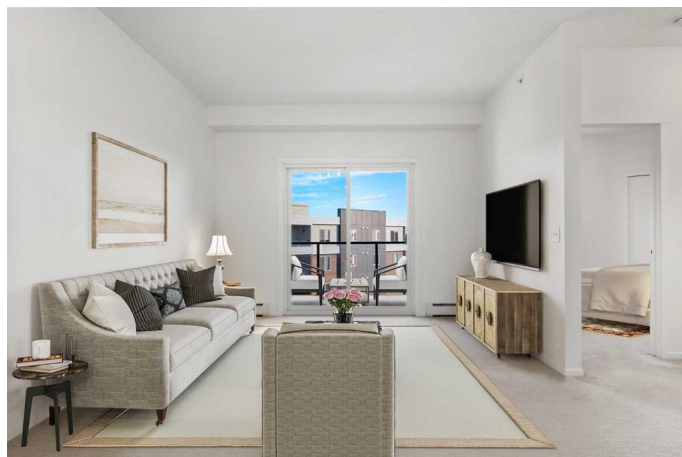
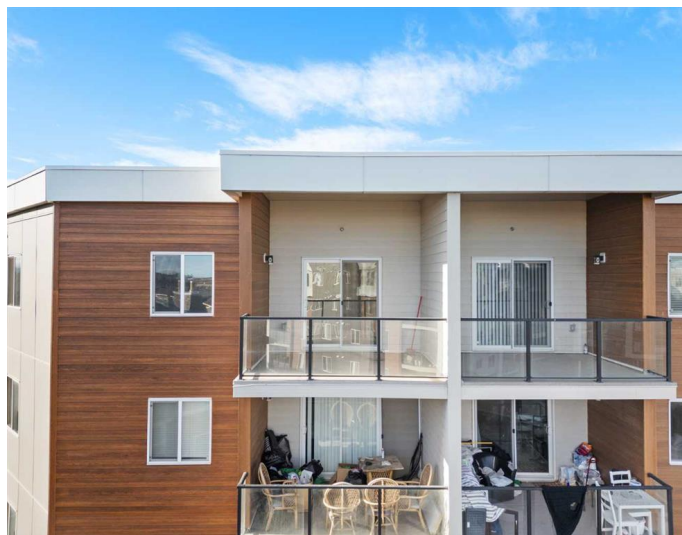
Skyview Ranch, Calgary, Alberta

THIS COULD BE THE ONE! TOP FLOOR INTERIOR CORNER UNIT WITH 9' CEILINGS EXCLUSIVE TO THE PENTHOUSE LEVEL. This rare floor plan offers 695.86 sq.ft. of total living space boasting 2 spacious bedrooms, 1 full bathroom, in-suite laundry and plenty of living space. The kitchen is white, bright and offers a gorgeous stainless steel appliance package. The living and dining are very spacious in this rare floor plan, great for relaxing and or entertaining. The BEST part of this unit are the beautiful sight lines from your spacious balcony & windows. You'll appreciate all the natural sunlight this unit receives. Park your vehicle in the safe and secure underground parkade, titled stall 735. This wonderful condo is located in Skyview Ranch, surrounded by many bespoke amenities, multiple schools, delicious restaurants and tons of shopping. Very easy access to Stoney Trail and Metis Trail without the noise. Vacant, cleaned and ready for new homeowners. VIRTUAL TOUR AVAILABLE!

Built in 2020

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2196992  |
| Price     | \$300,000 |
| Bedrooms  | 2         |
| Bathrooms | 1.00      |



|                |             |
|----------------|-------------|
| Full Baths     | 1           |
| Square Footage | 696         |
| Acres          | 0.00        |
| Year Built     | 2020        |
| Type           | Residential |
| Sub-Type       | Apartment   |
| Style          | Apartment   |
| Status         | Active      |

### **Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 3617, 4641 128 Avenue Ne |
| Subdivision | Skyview Ranch            |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T3N 1T4                  |

### **Amenities**

|                |  |
|----------------|--|
| Amenities      | Elevator(s), Fitness Center, Visitor Parking |
| Parking Spaces | 1  |
| Parking        | Underground                                  |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | Elevator, High Ceilings, Open Floorplan, Quartz Counters, Stone Counters, Vinyl Windows        |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer |
| Heating           | Baseboard  |
| Cooling           | None   |
| # of Stories      | 6  |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior Features | Balcony  |
| Construction      | Cement Fiber Board, Concrete, Wood Frame, Veneer |
| Foundation        | Poured Concrete                                  |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | February 26th, 2025 |
| Days on Market | 38                  |

|                |     |
|----------------|-----|
| Zoning         | DC  |
| HOA Fees       | 79  |
| HOA Fees Freq. | ANN |

### **Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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