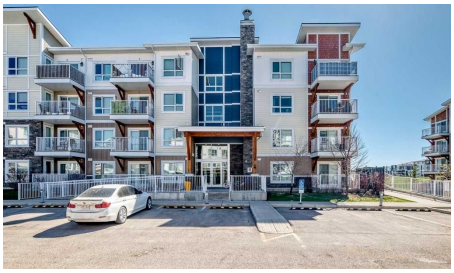
6409 302 Skyview Ranch Drive NE

Calgary | Active | MLS® A2308809

$249,000









Bedrooms	Bathrooms	Year Built	Living area
2	**1**	**2016**	**600 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by AlphaX Realty

A closer look

Public Remarks: Elevate your lifestyle with this impeccably maintained 4th-floor condo offering breathtaking views of North Calgary and the majestic mountains. With recent updates including fresh paint and thorough cleaning, this property is ready for you to call home. Boasting 600 sq ft of thoughtfully designed living space, this unit features 1 bedroom with a walk-in closet, a versatile room with a spacious clothes closet, and a modern 4-piece bathroom with quartz countertops and a matching vanity. The kitchen is a dream for those who love to cook, with quartz countertops, full-height cabinets, and stainless steel appliances. Cooking and entertaining are a delight in this open-concept space. Enjoy the convenience of an in-suite washer and dryer, making laundry day a breeze. Step out onto your low-maintenance balcony and take in the stunning views. With a natural gas BBQ hookup, it's the perfect spot for alfresco dining and relaxation. This unit comes with a titled underground parking stall that includes additional storage space right in front of it, ensuring both your vehicle and belongings are secure and easily accessible. Situated in a desirable neighborhood, this condo is in close proximity to Cross Iron Mills, the airport, public transit, dining establishments, schools, and shopping centers. You'll have everything you need just a stone's throw away. Offering immediate possession, move in without delay and start enjoying all the amenities and comforts this condo has to offer. This condo also includes a portable air conditioner, offering comfort during warm summer months. Don't miss out on this fantastic opportunity to own a stylish condo with stunning views and all the modern conveniences you desire. Schedule your viewing today and make this your new home sweet home!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2308809
Bedrooms	2
Bathrooms	1
Year Built	2016
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0

Home Style:	Apartment-Single Level Unit
Total Living Area:	600 sq. ft.
Condo Fee:	$319.00
Condo Fee Includes:	Common Area Maintenance, Heat, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water
HOA Fee Frequency:	Annually
Front Exposure:	East
Unit Exposure:	East
Floor Location:	Top
Entry Level:	4
Stories Total:	4
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	4
Year built:	2016 (Age: 10)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	1.0 (Full:1, Half:0)
Num Ensuite Baths:	0
Plan:	1512937
Heating:	Baseboard
New Constr.:	No
Construction Material:	Wood Frame
Structure Type:	Low Rise (2-4 stories)

Ensuite:	No
Flooring:	Laminate
Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit
HOA Fee:	$85.89
Condo Fee Frequency:	Monthly
City Quadrant:	Northeast
Condo Name:	Orchard Sky
Community:	Skyview Ranch
Amenities:	Park
Appliances:	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer
Inclusions:	N/A
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions
Main Floor	Bedroom · 10'4" × 8'8" ·
Main Floor	Kitchen With Eating Area · 11' × 8'8" ·
Main Floor	Laundry · 3'6" × 3'3" ·
Main Floor	Living/Dining Room Combination · 15'11" × 11' ·
Main Floor	Bedroom - Primary · 10' × 9'9" ·
Main Floor	Walk-In Closet · 6'2" × 3'10" ·
Title to Land:	Fee Simple

Community Features:	Park, Playground
Interior Features:	Chandelier
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	M-1
Listed Date:	May 06, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/6409-302-skyview-ranch-drive-ne-calgary-a2308809/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

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Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.