

\$495,000 - 303, 11428 52 Street Ne, Calgary

MLS® #A2210615

\$495,000

3 Bedroom, 4.00 Bathroom, 1,570 sqft
Residential on 0.02 Acres

Skyview Ranch, Calgary, Alberta

Welcome to this charming and beautifully maintained townhouse tucked away in the vibrant community of Skyview! Offering a perfect blend of comfort, style, and convenience, this lovely 3-storey home features 3 spacious bedrooms, 3.5 bathrooms, and the bonus of low condo fees â€” making it an incredible opportunity for first-time buyers, growing families, or investors.

Step inside and instantly feel at home. The main floor offers a bright and versatile bedroom or home office â€” complete with its own full bathroom â€” ideal for guests, working from home, or a quiet retreat. You'll also find access to the attached single garage with plenty of extra space for storage.

Head upstairs to the heart of the home â€” a stunning open-concept kitchen designed for cooking, gathering, and creating memories. Featuring sleek stainless steel appliances, a large island perfect for casual meals or entertaining, and an abundance of cabinetry, this kitchen truly has it all. The dining area comfortably fits family and friends, while the cozy living room is filled with natural light from the oversized windows, creating a warm and inviting space to relax.

Upstairs, you'll find two generously sized bedrooms, each with its own private and beautifully finished ensuite â€” offering ultimate comfort and privacy for everyone in



the home.

Built in 2020, this townhouse feels just like new “ inside and out. Plus, the location couldn't be better! Everything you need is just minutes away “ shopping centres, restaurants, schools, parks, gyms, public transit, and quick access to Stoney Trail, Deerfoot Trail, and the Calgary International Airport.

If you're looking for a stylish, low-maintenance home in a fantastic location, this is it! Don't miss your chance to fall in love “ book your private showing today and start imagining life in your new home sweet home!

Built in 2020

Essential Information

MLS® #	A2210615
Price	\$495,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,570
Acres	0.02
Year Built	2020
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	303, 11428 52 Street Ne
Subdivision	Skyview Ranch
City	Calgary
County	Calgary
Province	Alberta

Postal Code T3N 1S2

Amenities

Amenities None
Parking Spaces 1
Parking Single Garage Attached
of Garages 1

Interior

Interior Features Double Vanity, Kitchen Island, Tub
Appliances Dishwasher, Dryer, Electric Washer
Heating Forced Air
Cooling None
Basement None

Exterior

Exterior Features None
Lot Description See Remarks
Roof Asphalt Shingle
Construction Stone, Composite Siding
Foundation Poured Concrete

Additional Information

Date Listed April 11th, 2025
Days on Market 25
Zoning M-2

Listing Details

Listing Office eXp Realty



Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.