

\$449,900 - 210, 6086 Country Hills Boulevard Ne, Calgary

MLS® #A2191702

\$449,900

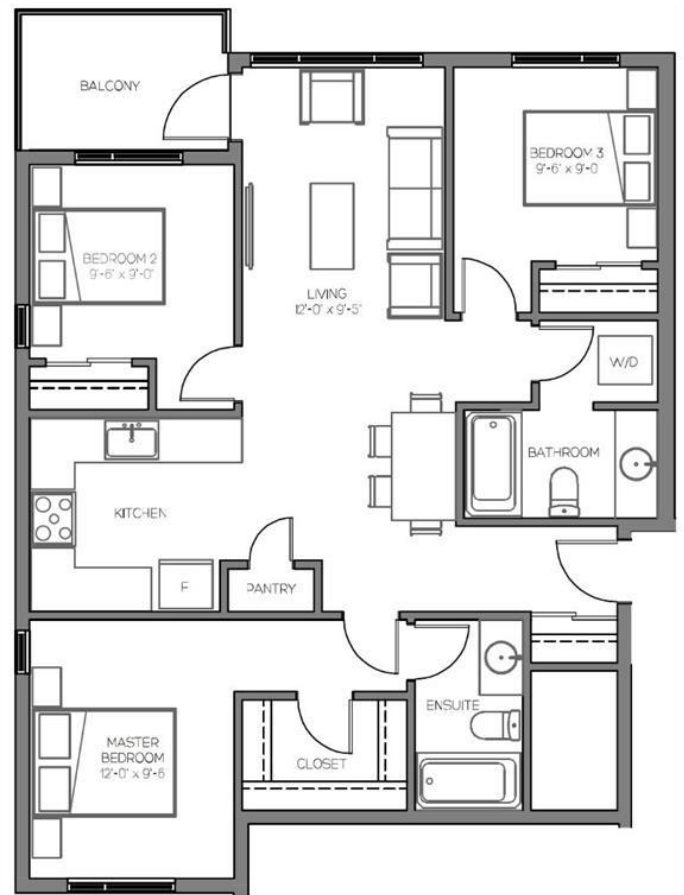
3 Bedroom, 2.00 Bathroom, 995 sqft
Residential on 0.00 Acres

Skyview Ranch, Calgary, Alberta

Welcome to this CORNER UNIT 3 BED 2 BATH an exceptional pre-construction opportunity in the heart of Northeast Calgary, located at the intersection of Country Hills Boulevard and 60th Street. This stunning 3-bedroom, 2-bath condo offers over 995 square feet of thoughtfully designed living space, complete with a balcony and secure underground parking. Nestled in one of Calgary's most sought-after locations, this development is surrounded by unparalleled amenities. Enjoy proximity to the future C-Train station, a new Sikh temple, and the vibrant Cornerstone community featuring grocery stores, restaurants, gyms, and more.

This nine-building development offers incredible on-site commercial amenities, including restaurants, coffee shops, grocery store, and retail stores, creating a truly self-sufficient community. With seamless access to major routes like Stoney Trail and Metis Trail, commuting is a breeze. Schools, shopping, and recreational facilities are just minutes away, adding to the convenience.

Each unit is beautifully appointed with quartz countertops, floor-to-ceiling cabinets, vinyl plank flooring throughout, stainless steel undermount sinks, and front-load washer/dryer. The project features a low condo fee and offers a flexible deposit



structure, making it an ideal choice for both homeowners and investors.

Don't miss this opportunity to invest in a rapidly growing area with exceptional appreciation potential. For more information, contact your favorite realtor to secure your dream unit in this highly anticipated 2027 completion project! This is a pre-construction project with a 2027 & beyond possession date(s). SQFT added is from the builder blueprints.

Built in 2027

Essential Information

| | |
|----------------|----------------|
| MLS® # | A2191702 |
| Price | \$449,900 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 995 |
| Acres | 0.00 |
| Year Built | 2027 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | High-Rise (5+) |
| Status | Active |

Community Information

| | |
|-------------|--------------------------------------|
| Address | 210, 6086 Country Hills Boulevard Ne |
| Subdivision | Skyview Ranch |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3N 1A8 |

Amenities

| | |
|-----------|--|
| Amenities | Elevator(s), Parking, Playground, Snow Removal, Visitor Parking, Secured Parking |
|-----------|--|

| | |
|---------|-------------|
| Parking | Underground |
|---------|-------------|

Interior

| | |
|-------------------|--|
| Interior Features | High Ceilings, No Smoking Home, Open Floorplan, Quartz Counters |
| Appliances | Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked |
| Heating | Central |
| Cooling | None |
| # of Stories | 12 |

Exterior

| | |
|-------------------|----------|
| Exterior Features | Balcony |
| Construction | Concrete |

Additional Information

| | |
|----------------|--------------------|
| Date Listed | January 30th, 2025 |
| Days on Market | 76 |
| Zoning | C-C2 |
| HOA Fees | 1 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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