



131 Ricardo Ranch Avenue Calgary Alberta

\$689,900

Welcome to The Edward by Partners, a brand new quick possession home in Logan Landing offering a rare fully developed two bedroom, two bathroom legal basement suite with a private side entrance. Positioned on a premium corner lot and complete with a 20' x 21' double detached garage, this home delivers exceptional flexibility for homeowners and investors alike. A rare main floor bedroom and full bathroom add immediate versatility, ideal for guests, a private office, or added living flexibility. Nine foot ceilings on both the main level and basement enhance the sense of space throughout. The kitchen is thoughtfully designed with full height cabinetry, upgraded quartz countertops with undermount sinks, under cabinet lighting, a chimney hood fan with built in microwave, and a Whirlpool stainless steel appliance package. The open concept layout connects seamlessly to the dining and living areas, creating a bright and functional environment for everyday living. Upstairs, the primary suite offers a walk in closet and a well designed ensuite with additional vanity storage, quartz surfaces, and a walk in shower. Two additional bedrooms, a central bonus room, and upper level laundry with washer and dryer included complete a layout that adapts easily to changing needs. The legal basement suite truly sets this home apart. Featuring 775 square feet of developed living space with two bedrooms, two full bathrooms, nine foot ceilings, walk in showers, and its own kitchen and living space, it functions as a fully independent residence. Whether used for consistent rental income, extended family, or mortgage support, this is a rare and highly desirable configuration. The double detached garage includes a 60 AMP subpanel and 50 AMP EV rough in, offering future ready convenience for electric vehicle charging and additional power capacity. Additional features include air conditioning ro...

Listing Presented By:



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eXp Realty

RE/MAX Realty Professionals

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Bonus Room 12.75 Ft x 9.67 Ft

Bedroom 13.08 Ft x 8.33 Ft

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Primary Bedroom 11.67 Ft x 11.75 Ft

4pc Bathroom 11.50 Ft x 4.83 Ft

4pc Bathroom 5.25 Ft x 8.58 Ft

3pc Bathroom 7.83 Ft x 4.92 Ft

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Furnace 3.67 Ft x 5.25 Ft

Other 8.58 Ft x 10.08 Ft

3pc Bathroom 7.83 Ft x 4.92 Ft

Living room 12.25 Ft x 12.08 Ft

Recreational, Games room 10.42 Ft x 10.33 Ft

Kitchen 13.25 Ft x 12.17 Ft

Bedroom 10.42 Ft x 12.00 Ft

Bedroom 10.00 Ft x 10.42 Ft

Dining room 10.92 Ft x 12.58 Ft

Kitchen 15.92 Ft x 11.75 Ft

Furnace 3.50 Ft x 4.92 Ft