



143 Ranchridge Bay Calgary Alberta

\$724,888

MOVE-IN READY | BEAUTIFULLY STYLED | EXCEEDINGLY WELL-MAINTAINED | 5 BEDROOMS + DEN | ROUGH-INS FOR A SECOND KITCHEN | POTENTIAL FOR AN ILLEGAL SECONDARY SUITE | WEST BACKYARD | INSULATED | VAULTED CEILINGS | LVP FLOORING | QUARTZ COUNTERTOPS | WOOD-BURNING FIREPLACE | FINISHED BASEMENT | EXPANSIVE 2-LEVEL DECK | MASSIVE BACKYARD | OUTSTANDING LOCATION IN A MATURE NEIGHBOURHOOD! Beautiful move-in ready 5 bedroom home + Den with rough-ins for a full second kitchen creating the perfect opportunity for a future illegal suite! Located in the mature community of Ranchlands on a large lot boasting a huge west-facing backyard and an insulated double attached garage with a handy side entrance. Inside this beautiful sanctuary are soaring vaulted ceilings, luxury vinyl plank flooring and abundant natural light. A trendy white barn slider door with contrasting black hardware leads to the stylish kitchen inspiring any chef with quartz countertops, stainless steel appliances, beautiful marble backsplash, a peninsula island with casual seating and a built-in serving station. Clear sightlines into the dining room are perfect for family meals and entertaining alike. Patio sliders lead to the 2-level deck encouraging a seamless indoor/outdoor lifestyle. 3 spacious and bright bedrooms and a full 4-piece bathroom are on the upper level. The primary bedroom is a true owners retreat with mountain views, a walk-in closet and a private ensuite. Gather in the lower level family room and enjoy movies, games and engaging conversations in front of the charming wood-burning fireplace. A 4th bedroom is also on this level along with a huge laundry room with rough-ins for a future second kitchen. Great potential to add an illegal suite for revenue generating or multi-generation living. Even more space awaits in the finished basement with a rec room for unwinding, 1 more large bedroom + a den and...

Recreational, Games room 13.00 Ft x 11.17 Ft

Furnace 9.08 Ft x 21.83 Ft

Bedroom 8.83 Ft x 10.58 Ft

Den 9.67 Ft x 13.83 Ft

3pc Bathroom Measurements not available

Living room 17.25 Ft x 15.50 Ft

Kitchen 11.75 Ft x 19.25 Ft

Dining room 8.75 Ft x 13.58 Ft

Primary Bedroom 13.75 Ft x 11.00 Ft

Bedroom 11.42 Ft x 8.75 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



Originally Listed by:
eXp Realty

RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca

Family room 19.25 Ft x 15.92 Ft

Laundry room 11.00 Ft x 11.42 Ft

Bedroom 12.50 Ft x 8.00 Ft

Bedroom 9.75 Ft x 12.08 Ft

3pc Bathroom Measurements not available

4pc Bathroom Measurements not available