

# \$699,000 - 770 Ranchview Circle Nw, Calgary

MLS® #A2199070

**\$699,000**

6 Bedroom, 4.00 Bathroom, 1,209 sqft  
Residential on 0.11 Acres

Ranchlands, Calgary, Alberta

6 BEDS | 2+2 BATHS | SUITED | SEPARATE  
LAUNDRY | SEPARATE ENTRANCE | QUIET  
STREET

Welcome to this newly updated four-level split in Ranchlands community. Offering 2,400 sqft. of developed living space, this home features six bedrooms, two full bathrooms, and two half bathrooms—ideal for multi-generational living or a revenue opportunity. The main floor offers a vaulted-ceiling living room, a bright dining area, and a charming kitchen with quartz countertops. Upstairs has three bedrooms and a full bathroom, including a two-piece ensuite in one of the bedrooms. The lower levels are equipped with their own kitchen, laundry, and private entrance. This space also includes three additional bedrooms, a modern full bathroom, and a two-piece ensuite. Outside, the large backyard with a newly built fence and rear laneway access is perfect for year-round outdoor activities. Located in a family-friendly neighborhood, this home is steps from schools, playgrounds, a library, public transit, and Crowfoot Shopping Centre. Don't miss this opportunity—make this exceptional home yours today!

Built in 1978

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | A2199070  |
| Price  | \$699,000 |



|                |               |
|----------------|---------------|
| Bedrooms       | 6             |
| Bathrooms      | 4.00          |
| Full Baths     | 2             |
| Half Baths     | 2             |
| Square Footage | 1,209         |
| Acres          | 0.11          |
| Year Built     | 1978          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 4 Level Split |
| Status         | Active        |

### **Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 770 Ranchview Circle Nw |
| Subdivision | Ranchlands              |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3G1B3                  |

### **Amenities**

|                |  |
|----------------|--|
| Parking Spaces | 2  |
| Parking        | Concrete Driveway, Off Street, Parking Pad |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | Quartz Counters, Separate Entrance, Vaulted Ceiling(s)             |
| Appliances        | Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | None   |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Living Room, Wood Burning, Brick Facing                            |
| Has Basement      | Yes  |
| Basement          | Exterior Entry, Full, Suite, Walk-Up To Grade                      |

### **Exterior**

|                   |                      |
|-------------------|----------------------|
| Exterior Features | Private Yard         |
| Lot Description   | Back Lane, Back Yard |
| Roof              | Asphalt Shingle      |

Construction Brick, Vinyl Siding  
Foundation Poured Concrete

### **Additional Information**

Date Listed March 6th, 2025  
Days on Market 29  
Zoning R-CG

### **Listing Details**

Listing Office Skyrock



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