

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

MLS® #A2191702

**\$449,900**

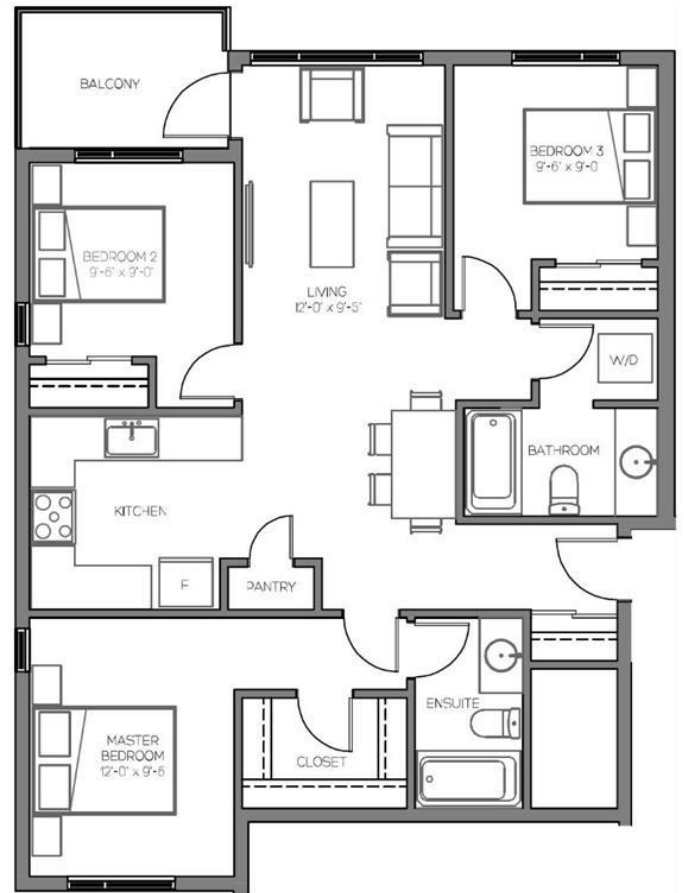
3 Bedroom, 2.00 Bathroom, 995 sqft  
Residential on 0.00 Acres

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, Secured Parking, Snow Removal, Visitor 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          60  
Zoning                      C-C2  
HOA Fees                    1  
HOA Fees Freq.          ANN

### **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.