

\$639,900 - 6628 Ranchview Drive Nw, Calgary

MLS® #A2253235

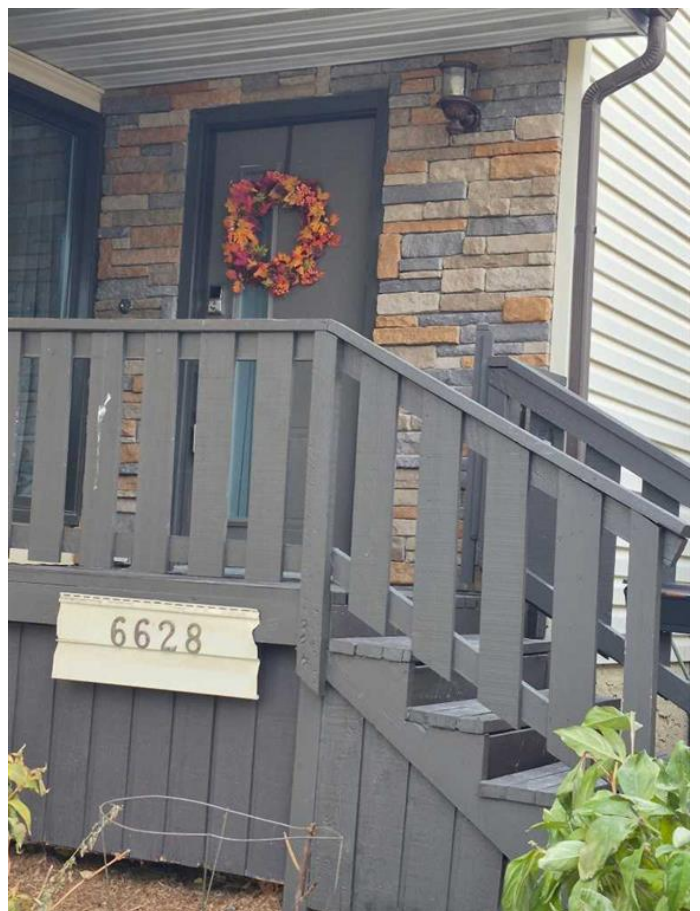
\$639,900

4 Bedroom, 2.00 Bathroom, 1,571 sqft

Residential on 0.12 Acres

Ranchlands, Calgary, Alberta

**** OPEN HOUSE: Sunday, November 9th 2-4pm **** Welcome to this inviting home located in the heart of Ranchlands, one of Calgary's most desirable and well-established neighbourhoods. With 2,077 square feet of completed living space, this property offers comfort, functionality, and plenty of room for a growing family. The main and upper floors feature brand new carpet, adding warmth and a fresh, modern touch throughout. The home features four spacious bedrooms, central A/C, recently replaced triple glazed windows, and an attached double garage with a second level for storage complete with stairs. The newly renovated kitchen is a standout feature, designed with thoughtful touches like a spice rack, built-in cutting board, and appliance garage—perfect for anyone who loves to cook. Pot filler included and kitchen faucet is a touch tap—hard wired in. The dining room boasts a bright skylight, creating a warm and inviting atmosphere, while the bright living room offers great space for entertaining or relaxing with family. Conveniently located off the kitchen on the main floor, the laundry area features a front-load washer and dryer for added ease and efficiency. Step outside from the kitchen onto a large deck that overlooks the large backyard—ideal for summer barbecues, kids, and pets. Set on a large lot, the property provides ample outdoor space and privacy, including extra storage under the sunroom. Downstairs, the fully finished basement adds



even more flexibility with a dedicated office, a hobby or craft room, and a generous recreation room. Additional upgrades include a high efficiency furnace, A/C that's only 1 year old, an upgraded electrical panel, and \$30,000 worth of improvements adding modern reliability and value to the home.

With its ideal location close to schools, shopping, and public transit, this home truly has it all! Space, style, and convenience in one of Calgary's top communities. Don't miss this one, book your showing today!

Built in 1977

Essential Information

MLS® #	A2253235
Price	\$639,900
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,571
Acres	0.12
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	6628 Ranchview Drive Nw
Subdivision	Ranchlands
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 1T1

Amenities

Parking Spaces	5
----------------	---

Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Built-in Features, Open Floor Plan
Appliances	Dishwasher, Dryer, Electric Range, Washer, Built-In Refrigerator
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Full



Exterior

Exterior Features	Other, Private Yard, Private Entrance
Lot Description	Back Yard, Back Lane
Roof	Asphalt
Construction	Stucco, Stone
Foundation	Poured Concrete

Additional Information

Date Listed	September 4th, 2025
Days on Market	61
Zoning	R-CG

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.