

\$719,900 - 1497 Rangeview Drive Se, Calgary

MLS® #A2261439

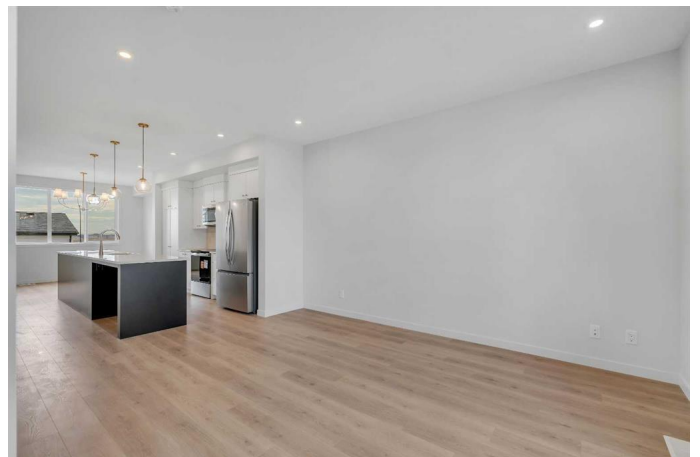
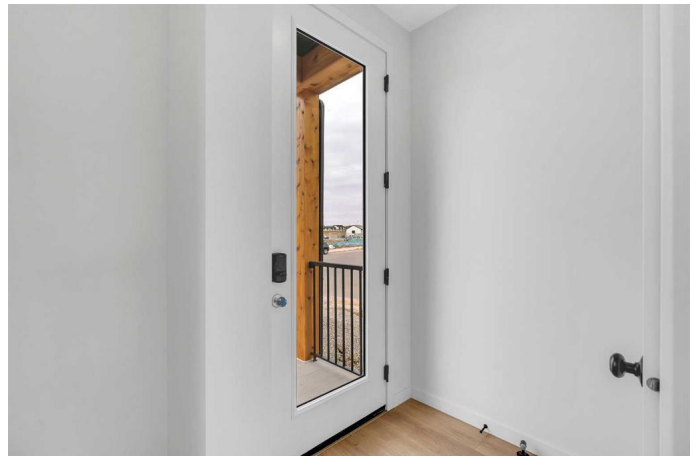
\$719,900

4 Bedroom, 4.00 Bathroom, 1,408 sqft

Residential on 0.07 Acres

Rangeview, Calgary, Alberta

Welcome to 1497 Rangeview Drive SE â€“ Viola 18 Model by Baywest Homes. This stunning home perfectly blends modern design with practical upgrades, offering style, comfort, and functionality for todayâ€™s lifestyle. At the heart of the home, the center kitchen boasts a long quartz island, upgraded gold plumbing fixtures, a Siligranite sink, stylish backsplash, and designer-curated finishes throughout. An oversized stairwell window and large dining room window flood the space with natural light, while the open railing upgrade creates a spacious, airy feel on the main floor. The generously-sized primary bedroom includes its own 3-piece ensuite with a large shower. The remaining two bedrooms are located at the back of the home and share a full bathroom. The thoughtfully developed basement adds incredible living space, featuring a 4th bedroom, full bathroom, spacious living room, and storage. With two large windows, the lower level is bright and invitingâ€”ideal for guests, teens, or extended family. Stay cool all summer with air conditioning and enjoy the convenience of a rear deck complete with BBQ gaslineâ€”the perfect spot for summer gatherings. The home is also sprinkler system rough-in ready and includes front landscaping for a polished curb appeal. This home also includes a rear detached garage (18' x 21'), a side door entrance with upgraded laminate landing, and a south-facing backyard that ensures plenty of natural sunlight year-round. Perfectly situated



in the growing community of Rangeview, this home is just steps from the future Commercial Village, Harvest Hall, and Community Greenhouse”connecting you to convenience, culture, and community living.

Built in 2025

Essential Information

MLS® #	A2261439
Price	\$719,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,408
Acres	0.07
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	1497 Rangeview Drive Se
Subdivision	Rangeview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3S 0K5

Amenities

Amenities	Community Gardens
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Breakfast Bar, Closet Organizers, Kitchen Island, No Animal Home, No
-------------------	--

	Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Stone Counters, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line
Lot Description	Back Lane, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Composite Siding, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 3rd, 2025
Days on Market	17
Zoning	R-G
HOA Fees	500
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX First
----------------	--------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.