

1842 Rangeview Drive SE
Calgary, Alberta

MLS # A2310603



\$699,900

Division:	Rangeview		
Type:	Residential/House		
Style:	3 Level Split		
Size:	1,661 sq.ft.	Age:	2021 (5 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.07 Acre		
Lot Feat:	Corner Lot, Landscaped, Low Maintenance Landscape		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home, Tankless Hot Water, Vinyl Windows		

Inclusions: Solar Panels

Welcome to one of the most striking homes in Rangeview, a beautifully upgraded Jayman-built residence that blends modern design with comfortable everyday living. Positioned on a desirable corner lot just steps from the wetlands and park, this home offers a rare balance of style, functionality, and connection to nature within one of Calgary's most exciting new communities. From the moment you walk in, the soaring open-to-above living room creates an incredible sense of space and light. Oversized windows flood the home with natural sunlight throughout the day, while the open-concept layout connects the kitchen, dining, and living areas in a way that feels both elevated and welcoming. The kitchen is thoughtfully designed with upgraded stainless steel appliances, quartz countertops, extensive cabinetry, and a large central island that anchors the space beautifully. It's a home that works just as well for entertaining as it does for quiet nights in. Upstairs, you'll find three spacious bedrooms including a serene primary retreat with its own ensuite, along with the convenience of upper-level laundry. The fully developed basement adds even more flexibility with a fourth bedroom, full bathroom, additional living space, and impressive 12' and 8' ceiling heights that make the lower level feel bright and open. Outside, the double detached garage adds both convenience and practicality while maintaining the clean curb appeal of the property. The home is also equipped with solar panels, offering added efficiency and long-term value. Rangeview has quickly become one of Calgary's most talked-about communities for good reason. Designed around a unique garden-to-table concept, residents enjoy parks, pathways, wetlands, community gathering spaces, and a future school just steps away, making this an ideal setting for families

looking to put down roots. South Health Campus, shopping, restaurants, and major roadways are all close by. This is the kind of home that stands out from the moment you walk through the door. Stylish without trying too hard, functional without feeling ordinary, and thoughtfully designed for the way people actually live today.