

# \$800,000 - 236 Ranchero Place Nw, Calgary

MLS® #A2219991

**\$800,000**

5 Bedroom, 4.00 Bathroom, 2,307 sqft

Residential on 0.14 Acres

Ranchlands, Calgary, Alberta

Welcome to this well-maintained 2-storey split-level home offering 2,300 square feet of above-grade living space. This home offers 4 spacious bedrooms, 3 above grade and 1 below, plus 3.5 bathrooms, providing ample room for your family.

The main floor features a large foyer with double French doors that lead to the living and dining areas. The bright and sunny kitchen is generously sized with granite countertops and lots of cupboard space. The cozy family room offers a peaceful atmosphere with a fireplace and views of your private backyard. A versatile bedroom/office, complete with a side door entry, a convenient 2-piece bathroom, mud room, and a laundry room complete the main level.

Upstairs, you'll find a large primary bedroom with a 4-piece ensuite, including a balcony to enjoy morning coffee or evening retreats, 2 additional bedrooms, and a 4-piece bathroom.

The fully developed lower level features a bedroom, 3-piece bath, an additional family room, cold storage room, and a flex area that is perfect for a yoga studio or media room.

The exterior of the home is well-maintained, and offers a double attached garage with a built-in workbench perfect for a carpenter's workspace. There is a NEW roof and hot water tank (2021). The yard is landscaped and fully



fenced, providing a private area for outdoor activities.

Located on a quiet cul-de-sac in the upper part of Ranchlands, this home is close to schools, transportation, and shoppingâ€”walking distance to the library, Crowfoot arena, and the C-train station.

Donâ€™t miss your chance to own this lovely home. PLEASE NOTE: SHOWINGS BEGIN ON SUNDAY, JUNE 01ST

Built in 1981

**Essential Information**

MLS® #	A2219991
Price	\$800,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,307
Acres	0.14
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	2 Storey Split
Status	Active

**Community Information**

Address	236 Ranchero Place Nw
Subdivision	Ranchlands
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 1C7

**Amenities**

Parking Spaces	4
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Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Open Floorplan, Granite Counters
Appliances	Dishwasher, Gas Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Landscaped, Lawn, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 31st, 2025
Days on Market	7
Zoning	R-CG

## Listing Details

Listing Office	eXp Realty
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