

# \$639,000 - 239 Savoy Landing Se, Calgary

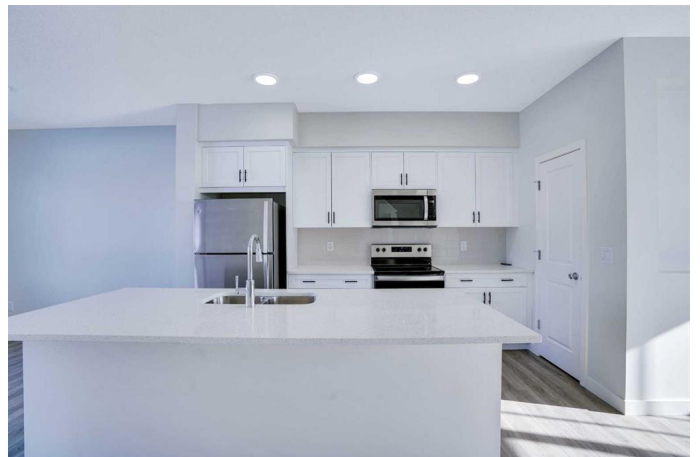
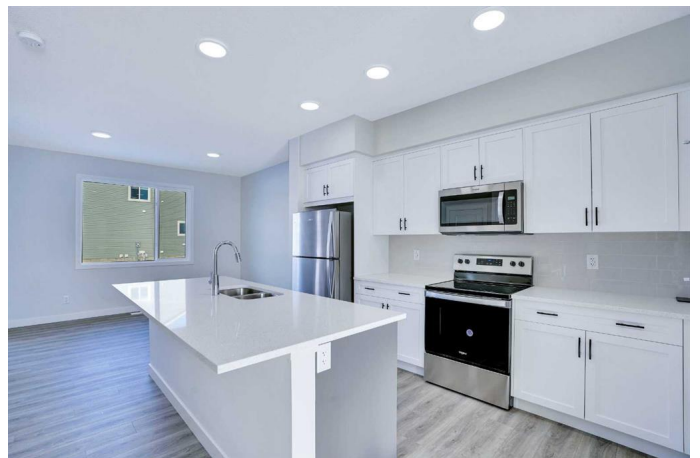
MLS® #A2262117

**\$639,000**

4 Bedroom, 4.00 Bathroom, 1,491 sqft  
Residential on 0.06 Acres

Rangeview, Calgary, Alberta

Exquisite and beautifully crafted, this newly built home in the vibrant community of Rangeview is sure to impress. Offering 4 bedrooms and 3.5 bathrooms, this home features a fully developed basement with legal suite with a separate entrance, making it perfect for multigenerational living or investment potential. Located in Rangeview, Calgary's first-of-its-kind garden-to-table community, future amenities include community gardens, parks, playgrounds, and future schools—creating a welcoming and thoughtfully designed neighborhood. This modern single-family lane home combines luxury with functionality, ideal for first-time buyers or savvy investors. With over 2000 sq ft of living space, the home boasts an open-concept floor plan designed to maximize natural light and flow. The elevated kitchen features a large center island with a flush eating bar, stainless steel appliances, including a fridge, smooth-top electric range, and built-in microwave hood fan. The kitchen seamlessly connects to a spacious dining area and overlooks a sun-filled great room—perfect for entertaining. A 2-piece bathroom completes the main floor. Upstairs, you'll find a 4-piece main bathroom, convenient second-floor laundry, and two well-sized bedrooms, plus a primary suite with a walk-in closet and a 3-piece ensuite with a walk-in shower. The fully developed basement suite includes a separate entrance, its own kitchen with fridge,



stove, dishwasher, and a washer/Dryer, offering excellent income potential or private space for extended family. Conveniently located just minutes from South Health Campus Hospital, YMCA, shopping centers, restaurants, parks, and childcare facilitiesâ€”everything you need is within easy reach.

Built in 2025

**Essential Information**

MLS® #	A2262117
Price	\$639,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,491
Acres	0.06
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	239 Savoy Landing Se
Subdivision	Rangeview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3S 0L1

**Amenities**

Amenities	Playground, Community Gardens
Parking Spaces	2
Parking	Gravel Driveway, Off Street, Alley Access, Carport, Paved

**Interior**

Interior Features	Breakfast Bar, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance
Appliances	Dishwasher, Electric Stove, Microwave, Microwave Hood Fan, Range Hood, Refrigerator, ENERGY STAR Qualified Dishwasher, ENERGY STAR Qualified Refrigerator, Range, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full, Exterior Entry, Suite

## Exterior

Exterior Features	Private Entrance
Lot Description	Back Lane, Back Yard, Private
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	October 10th, 2025
Days on Market	2
Zoning	R-G
HOA Fees	500
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX Complete Realty
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