$560,900 - 7019 Rangeview Avenue Se, Calgary

MLS® #A2266950

$560,900

3 Bedroom, 3.00 Bathroom, 1,561 sqft
Residential on 0.06 Acres

Rangeview, Calgary, Alberta

Jayman BUILT | Limited-Time Developer Incentives. Exciting news! Several of our valued developer partners are stepping up to help move select inventory before year-end! From Today to November 30, buyers can take advantage of exclusive land rebates and incentives on select Jayman BUILT homes â€” without any list price reductions. Current Developer Offer: $8K Incentive. Plus, Washer/Dryer/$2,500 gift voucher towards blinds. These exclusive incentives are available for a limited time only. Get ready to be a part of a vibrant, growing community built for today and tomorrow. There will include 1 future school site, 3 planned parks and green spaces, 1 wetland and pond area and 4 acres of planned commercial retail. From peaceful wetlands to open green spaces, Heartwood offers residents the chance to connect with nature right outside their door. Parks, paths and natural areas are designed to enhance everyday living-whether it's morning walks, weekend picnics or evening strolls. Just imagine yourself living in Jayman BUILT'S brand new floorplan - The ASPEN. Featuring a professionally designed Light colour palette, you are invited in to explore over 1500+sqft of nature inspired design. Stepping into the home you are given a wonderful visual from front to back with an expansive site line to maximize every inch. Okanagan Sunset Ranch Luxury Vinyl Plank flooring graces the man floor offering a seamless transition form space to space. The Nordic elevation compliments the

interior selections as you tour the designated dining room into the bright rear kitchen with central island. Sleek stainless steel appliances elevate the space with a Whirlpool refrigerator with icemaker and internal water, electric slide in smooth top range, Panasonic microwave with trim kit and Broan power pack built-in cabinet hood fan. Stunning quartz counter tops, Blanco silgranite undermount sink, soft close hinges with 48" uppers and 2 1/2 inch sub moulding reflect nicely with the selected EXTRA Fit & Finish. A functional pantry and powder room complete this level with a quaint mud room near the back of the home that opens up to your 10x10 deck. Explore the upper level that features three sizeable bedrooms with the Primary including a generous private 3pc en suite with sliding glass door shower and a spacious walk-in closet. You will also discover a convenient 2nd floor laundry with pocket door and full bath for family and guests on this level. The lower level boasts a raised 9ft basement ceiling height and 3-pc rough-in for plumbing while the exterior of this home features durable Front Hardie Board exterior and BTRboard Exterior Wall System along with a convenient SIDE ENTRY. Jayman's standard inclusions feature their Core Performance with 10 Solar Panels, BuiltGreen Canada standard, with an EnerGuide Rating, UV-C Ultraviolet Light Purification System, High Efficiency Furnace with Merv 13 Filters & HRV unit, Navien Tankless Hot Water Heater, Triple Pane Windows and Smart Home Technology Solutions!

Built in 2025

Essential Information

MLS® #	A2266950
Price	$560,900
Bedrooms	3

Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,561
Acres	0.06
Year Built	2025
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	7019 Rangeview Avenue Se
Subdivision	Rangeview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3S 0P9

Amenities

Parking Spaces	2
Parking	Alley Access, Gravel Driveway, Parking Pad

Interior

Interior Features	High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Tankless Hot Water, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Microwave, Range Hood, Refrigerator, Tankless Water Heater, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	None
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Stone, Vinyl Siding, Wood Frame

Foundation	Poured Concrete

Additional Information

Date Listed	November 1st, 2025
Days on Market	1
Zoning	R-Gm

Listing Details

Listing Office	Jayman Realty Inc.

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.