

# \$739,900 - 12885 Coventry Hills Way, Calgary

MLS® #A2212991

**\$739,900**

4 Bedroom, 4.00 Bathroom, 1,729 sqft

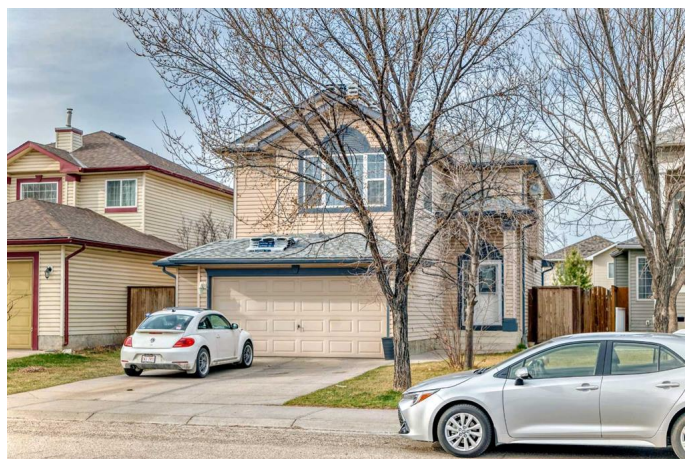
Residential on 0.10 Acres

Coventry Hills, Calgary, Alberta

An Exceptionally well maintained 2 story house which has tons of Upgrades and comes with a side entrance to a finished basement and a huge back yard to enjoy these summer evenings. Advantageously located in the great community of Coventry Hills. within walking distance to several parks, playgrounds, greenspaces and walking paths. The main floor features an open floor plan, spacious living room with a cozy fireplace. The modern kitchen has upgraded countertops, White cabinetry, stainless steel appliances, separate pantry, and is adjacent to a large dining area. Huge windows brighten up the space allowing natural sunlight in along with sliding doors. Upstairs you will find 3 generous sized bedrooms, including a primary suite with 4pc ensuite and a big closet. Donâ€™t forget huge Bonus room with big windows. Head downstairs to see the fully finished illegal suited basement, complete with a kitchen , living room, 4pc bath and a big room. Basement also has a separate entry from the side. Double attached garage sits on a large driveway allowing parking for multiple vehicles. The huge private backyard is fully fenced and has a BIG deck that comes with the GAZEBO. Excellent family home or perfect opportunity for anyone looking for an investment property. Book your private viewing today!

Built in 2000

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2212991    |
| Price          | \$739,900   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,729       |
| Acres          | 0.10        |
| Year Built     | 2000        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 12885 Coventry Hills Way |
| Subdivision | Coventry Hills           |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | t3K 5L4                  |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 4                      |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | Pantry, See Remarks, Separate Entrance  |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, See Remarks, Washer |
| Heating           | Forced Air  |
| Cooling           | Other   |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Gas   |
| Has Basement      | Yes   |
| Basement          | Exterior Entry, Finished, Full, Walk-Up To Grade  |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior Features | Other   |
| Lot Description   | Back Lane, City Lot, Front Yard, Other, Rectangular Lot |
| Roof              | Asphalt Shingle   |
| Construction      | Mixed, Other, Vinyl Siding, Wood Frame                  |
| Foundation        | Poured Concrete   |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 17th, 2025 |
| Days on Market | 57               |
| Zoning         | R-G              |

### **Listing Details**

|                |                 |
|----------------|-----------------|
| Listing Office | URBAN-REALTY.ca |
|----------------|-----------------|

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