



GRASSROOTS
REALTY GROUP

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43 Covington Rise NE
Calgary, Alberta

MLS # A2227914



\$550,000

Division:	Coventry Hills		
Type:	Residential/House		
Style:	4 Level Split		
Size:	981 sq.ft.	Age:	1991 (34 yrs old)
Beds:	3	Baths:	2
Garage:	Double Garage Detached, Garage Door Opener, Garage Faces Rear		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Double Vanity, No Smoking Home, Pantry, Stone Counters, Storage, Vaulted Ceiling(s)		

Inclusions: None

4 Bedrooms | 2 Bathrooms | Double Detached Garage Tucked away on a quiet, low-traffic street, this charming and updated 4-level split offers the perfect blend of comfort, space, and style. Situated on a sunny south-facing backyard, this home is flooded with natural light thanks to its large windows and vaulted ceilings. Step inside to discover a spacious open-concept living, dining, and kitchen area, all tied together with new luxury vinyl plank (LVP) flooring. The bright white kitchen boasts a glass tile backsplash, quartz countertops, and plenty of storage—ideal for both everyday use and entertaining. Upstairs, the large primary bedroom offers a peaceful retreat, alongside a generously sized second bedroom. The renovated full bathroom features a soaker tub, double vanity, and stylish modern finishes. The third level is fully developed and flexible in layout, with two additional bedrooms—or configure one as a sitting room or office. Another recently updated full bathroom adds functionality and convenience. The fourth level offers a generous space for storage, laundry, or can easily be finished into a games room, gym, or media space—whatever suits your lifestyle. Enjoy outdoor living in the private, sun-soaked backyard, complete with a double detached garage and room to relax or garden. The plumbing (all changed to PEX), and HWT were replaced in 2019, and the roof shingles in 2021. Quiet street; Sunny south backyard; Stylish updates throughout; Detached garage; Close to schools, parks, shopping & transit This move-in-ready home offers exceptional value and versatility. Schedule your private showing today!