12634 Coventry Hills Way NE
Calgary, Alberta

MLS # A2243491

$625,000

Division:	Coventry Hills
Type:	Residential/House
Style:	2 Storey

Size:	1,542 sq.ft.	**Age:**	1997 (28 yrs old)
Beds:	3	**Baths:**	2 full / 1 half

Garage:	Double Garage Attached
Lot Size:	0.10 Acre
Lot Feat:	Back Yard, Fruit Trees/Shrub(s), Low Maintenance Landscape, Paved

Heating:	Floor Furnace, Forced Air		**Water:**	-
Floors:	Carpet, Stone		**Sewer:**	-
Roof:	Mixed		**Condo Fee:**	-
Basement:	Full, Partially Finished		**LLD:**	-
Exterior:	Vinyl Siding, Wood Frame		**Zoning:**	R-G
Foundation:	Poured Concrete		**Utilities:**	-
Features:	Ceiling Fan(s), Chandelier, Kitchen Island, Laminate Counters, Open Floorplan			

Inclusions:	N/A

Welcome to 12634 Coventry Hills Way NE — a pride-of-ownership, original-owner home that's been lovingly maintained for over 20 years! This 3-bedroom, 2.5-bathroom property offers a functional layout with main floor laundry, and a partially finished basement featuring a cozy family room with fireplace and room to grow or customize. Outside, enjoy a private backyard oasis with a massive concrete courtyard — perfect for basketball, hockey, or entertaining in a clean, low-maintenance setting. The front porch is equally private, framed by three mature Saskatoon berry bushes. Nestled in the heart of Coventry Hills, this home is surrounded by multiple schools, including both elementary and middle schools — making it ideal for growing families. Located in a quiet, family-friendly community with parks, shopping, and transit nearby, this home is move-in ready with tons of potential. A rare, well-cared-for find — come see for yourself!