



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

21 Covebrook Close NE
Calgary, Alberta

MLS # A2247728



\$649,900

Division:	Coventry Hills		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,601 sq.ft.	Age:	2005 (20 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Front Yard, Level, Low Maintenance Landscaping		

Heating: Combination, Fan Coil, Forced Air, Natural Gas

Floors: Carpet, Ceramic Tile, Hardwood, Laminate

Roof: Asphalt Shingle

Basement: Full, Unfinished

Exterior: Concrete, Veneer, Wood Frame

Foundation: Poured Concrete

Features: Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Pantry

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-G

Utilities: -

Inclusions: None

Welcome to this beautifully updated former show home in the highly desirable community of Coventry Hills! Nestled on a quiet inner street and just a short walk from Nose Creek School, this freshly painted gem is ready to impress. Step inside to a bright and spacious main floor featuring a stunning 16-foot foyer, a cozy living room with gas fireplace, and a modern open-concept kitchen. You'll love the stained maple cabinetry with under-cabinet lighting, stainless steel appliances, pantry, large center island, and adjacent dining area with patio doors leading to a spacious deck — perfect for outdoor entertaining. Convenient main floor laundry and a 2-piece powder room complete the main level. Upstairs, relax in the sun-filled south-facing bonus room, or retreat to the generous primary bedroom complete with a walk-in closet and 4-piece ensuite. Two additional good-sized bedrooms and a full main bathroom offer comfort for the whole family. The undeveloped basement includes rough-in plumbing for a future 3-piece bathroom, giving you the opportunity to customize the space to your needs. Additional features include: Insulated and heated double attached garage, built-in audio system with speakers throughout the home, newer on-demand hot water system and fully landscaped and fenced backyard with alley access. Enjoy abundant natural light from the home's sunny south-facing front and a backyard perfect for family BBQs and relaxation. Centrally located, you're within walking distance of public transit, shopping, restaurants, schools, playgrounds, and more. Homes like this don't come around often — don't miss your chance to make it yours. Call today to book your private showing!