



GRASSROOTS
REALTY GROUP

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100 Covecreek Close NE
Calgary, Alberta

MLS # A2256110



\$569,900

Division:	Coventry Hills		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,656 sq.ft.	Age:	2007 (18 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Back Yard, Lawn, Level, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-1A
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home		

Inclusions: None

Welcome to 100 Covecreek Close NE. An inviting two-storey home offering over 1,650 sq ft of thoughtfully designed living space in the heart of Coventry Hills, one of Calgary's most established and amenity-rich communities. Set on an extra deep lot with a huge backyard, this home blends everyday comfort with family-friendly function. The main floor greets you with a spacious front foyer and an open-concept layout that flows effortlessly from the large living room with gas fireplace to the bright dining area and generous kitchen. Featuring shaker-style cabinetry, a corner pantry, ample prep space, and a sit-up island, the kitchen is ideal for hosting or keeping an eye on the kids while cooking. Oversized windows throughout allow natural light to fill the home and enhance its welcoming atmosphere. Upstairs, you'll find an intelligently laid-out second level with three bedrooms, including a spacious primary suite with walk-in closet and private 3-piece ensuite, as well as a full 4-piece bath. One of the standout features is the oversized bonus room, perfect as a playroom, media lounge, or home office. The convenient upper-floor laundry means no more hauling clothes up and down stairs. Step out from your dining room onto the deck which leads to a large backyard that offers room for kids and pets to play, space for a future garden, and endless potential for outdoor living. The double attached garage is drywalled/finished, and provides ample storage. The roof was recently replaced, offering added peace of mind for years to come. Coventry Hills is known for its great schools, parks, pathways, and easy access to major roads, transit, shopping, and the airport. Whether you're a growing family or simply looking for more space in a connected, vibrant neighbourhood, this home checks all the boxes. Don't Wait! Book your private viewing today!

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