



GRASSROOTS
REALTY GROUP

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102 Coventry Crescent NE
Calgary, Alberta

MLS # A2275240



\$569,000

Division:	Coventry Hills		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,078 sq.ft.	Age:	1998 (27 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Front Yard, Lawn, Level, Rectangular Lot, Street Lighting		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Chandelier		

Inclusions: N/A

Beautifully Renovated 5-Bedroom Family Home in Coventry Hills with a bright, open-concept floor plan perfect for modern family living. Enjoy peace of mind with a brand new roof, eavestrough/downspouts, fascia and siding (August 2025, cost \$23K), newer appliances, including a brand new furnace (September 2025) and hot water tank (July 2022), refrigerator/stove/dishwasher (March 2023). The main living area features vaulted ceilings and rich hardwood flooring, creating a warm and inviting atmosphere. The kitchen, dining room, and bathrooms are finished with durable ceramic tile, while the kitchen has granite countertops, an island, and plenty of counter space for cooking and entertaining. There is a spacious, primary bedroom and second bedroom on the main floor with three more bedrooms downstairs plus den that can be used as an office, storage room or even a children's bedroom. The bathroom in the basement was renovated in 2016 and the upstairs bathroom was redone in 2022. The fully fenced backyard provides a safe, expansive space for kids and pets to play. Coventry Hills is an exceptional community with unbeatable convenience. Close to schools, shopping, essential services, public transit, and major routes that make it easy to get anywhere in the city or head west to the Rocky Mountains. The Vivo for Healthier Generations Recreation Centre is just minutes away, and the natural beauty of Nose Hill Park is right next door. Call to book your private viewing today.