



**43 Covington Rise NE  
Calgary, Alberta**

**MLS # A2285597**



**\$530,000**

<b>Division:</b>	Coventry Hills		
<b>Type:</b>	Residential/House		
<b>Style:</b>	4 Level Split		
<b>Size:</b>	981 sq.ft.	<b>Age:</b>	1991 (35 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2
<b>Garage:</b>	Double Garage Detached, Garage Door Opener, Garage Faces Rear		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Front Yard, Rectangular Lot		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), Double Vanity, No Smoking Home, Pantry, Stone Counters, Storage, Vaulted Ceiling(s)		
<b>Inclusions:</b>	None		

OUTSTANDING VALUE; BEAUTIFULLY UPDATED! 4 Bedrooms | 2 Bathrooms | Double Detached Garage - NO Poly-B! 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!