



**95 Covepark Place NE  
Calgary, Alberta**

**MLS # A2295517**



**\$609,000**

<b>Division:</b>	Coventry Hills		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,409 sq.ft.	<b>Age:</b>	2004 (22 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Back Lane		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Cedar, Vinyl Siding	<b>Zoning:</b>	R-1N
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), Kitchen Island, No Animal Home, No Smoking Home, Pantry		

**Inclusions:** n/a

Welcome to 95 Covepark Place. This fantastic well maintained home is move-in ready and perfectly situated in a quiet, family-friendly neighborhood. There is ample shopping and amenities and the recreation centre Vivo nearby, and even an Elementary School and Junior High School within walking distance, excellent for a growing family. The home itself features 3 spacious bedrooms and 2.5 bathrooms, this property offers a functional layout ideal for everyday living. The primary bedroom includes a private ensuite and a walk-in closet, creating a comfortable retreat. The fully finished basement provides additional living space—perfect for a rec room, home office, or play area. This home has seen several key updates, including recently painted main floor, recently stained front and back porch/steps, new roof and siding (2025) as well as a newer furnace and hot water tank (2024), giving peace of mind to future owners. Stay cool in the summer with central air conditioning, and enjoy the convenience of a double detached garage. With its combination of thoughtful updates, great layout, and quiet location, this property is an excellent opportunity for families or anyone looking for a place to call home.