



**74 Country Hills Crescent NW
Calgary, Alberta**

MLS # A2301605



\$539,900

Division:	Country Hills		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,357 sq.ft.	Age:	1999 (27 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Front Yard		

Heating: Central, Forced Air

Water: -

Floors: Carpet, Laminate

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Full

LLD: -

Exterior: Wood Frame

Zoning: R-CG

Foundation: Poured Concrete

Utilities: -

Features: No Smoking Home, Open Floorplan, Pantry, Quartz Counters, See Remarks

Inclusions: N/A

Welcome to this fully renovated 3-bedroom, 2.5-bathroom detached home in the desirable community of Country Hills. This move-in ready property features a brand new kitchen, new flooring, updated baseboards, and new carpet throughout. The bright and functional layout offers a spacious living area and a well-designed main floor perfect for everyday living. Upstairs includes three generously sized bedrooms, including a primary with ensuite. Enjoy the fully fenced yard and a double detached garage—offering both privacy and convenience. Ideally located close to excellent schools including Coventry Hills School, and Notre Dame High School, making it perfect for families. You’re also just minutes from shopping at Country Hills Town Centre and Country Hills Village Shopping Centre, along with nearby parks such as Harvest Hills Park and Nose Hill Park—ideal for outdoor activities and recreation. With quick access to major roadways and transit, this home offers the perfect blend of comfort, convenience, and lifestyle.