



**14 Covewood Place NE
Calgary, Alberta**

MLS # A2303252



\$599,900

Division:	Coventry Hills		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,369 sq.ft.	Age:	1997 (29 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane		

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

Inclusions: Two mini closets in the dining area

This beautifully warm and inviting home features a unique and thoughtfully designed layout, offering the perfect blend of comfort, functionality, and investment potential. Tucked away in a very quiet part of the neighbourhood, this bright and sunny property is ideally located near the airport, major roadways, and within walking distance to schools. A modern cubism-inspired chandelier welcomes you at the front entry, complemented by a stunning new front door. The main floor features an open-concept layout with a fully updated kitchen (2019), complete with newer cabinetry, quartz countertops, a stylish backsplash, updated appliances, and LED pot lighting—creating a bright and inviting space. A beautifully executed gas fireplace in the living room, along with refinished original hardwood flooring, adds to the home’s warm and homely feel. Heading upstairs via the unique split staircase, you’ll find a well-designed layout with a generous primary bedroom complete with an ensuite, while two additional bedrooms are thoughtfully positioned on the opposite side with their own full bathroom. All bathrooms have been upgraded with newer Toto toilets. This home has seen numerous upgrades, including a new concrete side walkway, refrigerator (2023), washer and dryer (2022), central A/C (2022), and a roof replacement approximately in 2020. Additional improvements include a newer fence, updated blinds, refinished hardwood flooring, LVP flooring on the upper level, and freshly painted interior walls, doors, and frames. The stunning south-facing backyard is a true highlight, offering abundant natural light and a private outdoor space that is simply priceless. A fantastic opportunity to own a well-maintained home in a desirable and convenient location.