



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

**79 Coverton Mews NE**  
**Calgary, Alberta**

**MLS # A2144206**



**\$639,900**

<b>Division:</b>	Coventry Hills		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bi-Level		
<b>Size:</b>	1,147 sq.ft.	<b>Age:</b>	1997 (27 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.11 Acre		
<b>Lot Feat:</b>	Greenbelt, No Neighbours Behind, Irregular Lot, Landscaped, See Remarks		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full, Walk-Out To Grade	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), High Ceilings, No Smoking Home, Open Floorplan		

**Inclusions:** N/A

\*\*\*OPEN HOUSE SAT. JULY 6th 1-3 p.m. @ 79 Coverton Mews N.E.\*\*\* Absolutely Incredible Location for this Original Owner Impeccably Kept Walkout Bi-level with over 2100 sq. ft. Developed!! "EXTRA LARGE" Kitchen/Eating Area with Corner Pantry, Loads of Cupboard & Counter Space featuring a Sliding Door to a Spacious Deck with "Awesome Views!" Vaulted Ceilings in the Living & Kitchen Areas! Beautiful Hardwood Flooring! Generous Sized Master Bedroom with 3 Piece En Suite Plus Walk-in Closet! The Second Bedroom also includes the main floor Laundry! Stretch Out in Your "HUGE" Rec Room with Vinyl Plank Flooring & Sliding Doors from the Walkout to the Patio & Views! A Large 3rd Bedroom with 2 Walk-in Closets and a 3 Piece Bathroom complete the Lower Walkout Level! Stay Cool in the Summer with your Central Air Conditioning! Newer: Furnace, Fridge, Shingles, Deck & New Washer! This "Amazing Home" is Located in a Quiet Spot with Endless Views near All Amenities!!