

105 Covemeadow Bay NE
Calgary, Alberta

MLS # A2273709



\$658,000

Division:	Coventry Hills		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,935 sq.ft.	Age:	2005 (20 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached, Driveway, Garage Faces Front		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Cul-De-Sac		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Closet Organizers, Laminate Counters, No Smoking Home, Pantry, Separate Entrance, Storage, Walk-In Closet(s)		

Inclusions: Window Covers

Welcome to this stunning 1,934 sq. ft. home in Coventry Hills, offering the perfect blend of comfort, style, and functionality. From the moment you walk in, the bright and open floor plan paired with beautiful LVP flooring creates a warm and welcoming atmosphere. The main floor features a versatile office or den, a spacious living room, and a dining area that leads directly to your private deck, perfect for morning coffee or evening BBQs. You'll also appreciate the convenience of main-floor laundry and the practicality of a double attached garage. Upstairs, a massive family room with soaring vaulted ceilings provides an ideal spot for movie nights or relaxing with loved ones. This level includes three generous bedrooms, including a spacious primary suite complete with a 4-piece ensuite. A side entrance leads to the fully finished basement, offering exceptional flexibility. Downstairs you'll find a large rec room that works beautifully for entertaining, a full bathroom, and an oversized bedroom with a walk-in closet that is perfect for guests, teens, or extended family. Located close to schools, parks, shopping, and all major amenities, this home truly checks every box. After the recent hailstorm, new shingles and siding were done recently. Book your showing today before this incredible home is sold.