



THE  
**A-TEAM**

**RE/MAX  
FIRST**

**241 COVEWOOD Circle, Calgary T3K 5S7**

MLS®#: **A2163430**

Area: **Coventry Hills**

Listing Date: **09/06/24**

List Price: **\$619,900**

Status: **Active**

County: **Calgary**

Change: **-\$19k, 17-Sep**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**  
Sub Type: **Detached**  
City/Town: **Calgary**  
Year Built: **2002**

Lot Information

Lot Sz Ar: **3,584 sqft**  
Lot Shape:

Finished Floor Area

Abv Sqft: **1,665**  
Low Sqft:  
Ttl Sqft: **1,665**

DOM

**13**  
Layout  
Beds: **3 (3 )**  
Baths: **2.5 (2 1)**  
Style: **2 Storey**

Parking

Ttl Park: **4**  
Garage Sz: **2**

Access:

Lot Feat: **Back Lane,Back Yard,Lawn,Low Maintenance Landscape**  
Park Feat: **Double Garage Attached,Driveway,Garage Door Opener,See Remarks**

Utilities and Features

Roof: **Asphalt Shingle**  
Heating: **Central,Fireplace(s),Natural Gas**  
Sewer:  
Ext Feat: **Private Yard**

Construction: **Brick,Concrete,Vinyl Siding,Wood Frame**  
Flooring: **Carpet,Linoleum,Tile**  
Water Source:  
Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Dryer,Electric Stove,Refrigerator,Washer**  
Int Feat: **Laminate Counters,No Animal Home,No Smoking Home,Pantry,Soaking Tub,Vinyl Windows**  
Utilities:

Room Information

Room	Level	Dimensions
Entrance	Main	7`5" x 5`7"
Laundry	Main	8`0" x 5`5"
Dining Room	Main	10`1" x 10`5"
Bonus Room	Second	16`8" x 12`6"
4pc Bathroom	Second	8`0" x 5`7"
Bedroom - Primary	Second	13`3" x 12`7"
4pc Ensuite bath	Second	9`11" x 8`9"

Room	Level	Dimensions
2pc Bathroom	Main	4`6" x 4`8"
Kitchen	Main	10`0" x 10`2"
Living Room	Main	12`8" x 15`11"
Bedroom	Second	10`8" x 8`3"
Bedroom	Second	9`11" x 9`10"
Walk-In Closet	Second	8`2" x 4`0"

Title:  
**Fee Simple**  
Legal Desc:

Zoning:  
**R-1N**

**0211212**

Remarks

Pub Rmks: **Great Value! \$20k Price Reduction! Welcome to 241 Covewood Circle in the Family Friendly Community of Coventry Hills! This Beautiful 2 Storey Home is 1665 sq/ft with a Double Attached Garage! Perfect for a growing Family & Located on a Quiet Street. With 3 bedrooms, 2.5 baths & Large Bonus Room you'll love how much Storage & Space it has to offer! The Master comes with its own Ensuite and the Basement is unfinished, allowing you to complete it as per your personal taste. The Spacious Backyard comes with a good sized deck. A Great Location with a Schools Minutes away. Close to all Amenities: Restaurants, Grocery Stores, Playgrounds, Public Transportation, Stoney Trail, Deerfoot Trail and the Airport. Don't Miss Out & Book a Showing Today!**

Inclusions:  
Property Listed By: **n/a**  
**RE/MAX iRealty Innovations**

**TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123**







