



**15 COVENTRY Circle, Calgary T3K4X7**

MLS®#: **A2174450** Area: **Coventry Hills** Listing **10/21/24** List Price: **\$660,000**  
 Status: **Active** County: **Calgary** Change: **-\$15k, 07-Dec** Association: **Fort McMurray**



General Information

Prop Type: **Residential**  
 Sub Type: **Detached**  
 City/Town: **Calgary** Finished Floor Area  
 Year Built: **1997** Abv Sqft: **1,458**  
 Lot Information Low Sqft:  
 Lot Sz Ar: **4,434 sqft** Ttl Sqft: **1,458**  
 Lot Shape:

DOM

**61**  
Layout  
 Beds: **5 (3 2 )**  
 Baths: **3.5 (3 1)**  
 Style: **2 Storey**

Parking

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

Access:  
 Lot Feat: **Few Trees,Landscaped,Rectangular Lot**  
 Park Feat: **Concrete Driveway,Double Garage Attached**

Utilities and Features

Roof: **Asphalt Shingle** Construction:  
 Heating: **Forced Air,Natural Gas** **Vinyl Siding,Wood Frame**  
 Sewer: Flooring:  
 Ext Feat: **Other** **Carpet,Ceramic Tile,Vinyl Plank**  
 Water Source:  
 Fnd/Bsmt: **Poured Concrete**  
 Kitchen Appl: **Dishwasher,Dryer,Electric Range,Electric Stove,Garage Control(s),Microwave,Refrigerator,Washer**  
 Int Feat: **Closet Organizers,Quartz Counters,Walk-In Closet(s)**  
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
Dining Room	Main	9`4" x 8`9"	Kitchen	Main	9`4" x 11`4"
Pantry	Main	2`2" x 3`0"	2pc Bathroom	Main	4`11" x 8`0"
Living Room	Main	17`8" x 15`6"	Entrance	Main	8`10" x 5`7"
4pc Ensuite bath	Second	4`11" x 8`11"	4pc Ensuite bath	Second	4`11" x 8`11"
Bedroom	Second	10`11" x 8`11"	Bedroom	Second	9`10" x 11`5"
Walk-In Closet	Second	4`10" x 8`11"	Bedroom - Primary	Second	11`8" x 16`4"
4pc Bathroom	Basement	4`11" x 7`4"	Family Room	Basement	15`7" x 11`9"

**Bedroom**  
**Furnace/Utility Room**

**Basement**  
**Basement**

**9`11" x 11`9"**  
**5`4" x 4`8"**

**Bedroom**

**Basement**

**8`10" x 10`8"**

Legal/Tax/Financial

Title:  
**Fee Simple**  
Legal Desc:

**9810726**

Zoning:  
**R-G**

Remarks

Pub Rmks:

**Welcome to 15 Coventry Circle NE, a beautifully maintained home in the heart of Coventry Hills! This charming property boasts fresh, modern updates, including brand-new paint throughout and updated flooring that adds a contemporary touch. Offering 5 bedrooms and 3 full bathrooms, this home features a bright and open floor plan, perfect for entertaining or relaxing with family. The spacious backyard is ideal for outdoor gatherings, complete with a large extended deck in the backyard. Conveniently located close to schools, parks, shopping, and public transit, this home is move-in ready and offers both comfort and style. Don't miss the opportunity to make this beautifully updated home your own!**

Inclusions:  
Property Listed By:

**DISHWASHER, ELECTRIC RANGE ELECTRIC STOVE GARAGE OPENER + CONTROLS, WASHER/DRYER, MICROWAVE, REFRIGERATOR, SHELVING IN GARAGE**  
**Century 21 Bravo Realty**

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











