\$759,900 - 26 Cougarstone Park Sw, Calgary

MLS® #A2123880

\$759,900

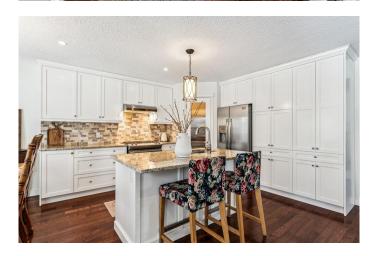
3 Bedroom, 3.00 Bathroom, 1,695 sqft Residential on 0.09 Acres

Cougar Ridge, Calgary, Alberta

*** Open House: Saturday April 20, 2024 -2:00pm-4:00pm *** ELEGANT CHARM, IDEAL LOCATION and UPGRADED THROUGHOUT - Warmth and care greet you at the front door of this wonderful Cougar Ridge home. Contemporary wall colours throughout make for bright and clean spaces full of natural light. Attention to detail can be found in every place - the main floor plan is anchored with a granite island and bank of white cabinets with abundant storage, a corner pantry and stainless steel appliances. Ideal for your culinary ventures and entertainment. The adjacent dining area features garden doors to the patio making indoor / outdoor life seamless. The yard offers ample privacy and backs onto GREENSPACE and a WALKING PATH connecting you to schools, playgrounds and more. Cooler winter nights will become warm while surrounding your European inspired fireplace and mantle. Functionality continues with AMPLE STORAGE and a good size laundry room. The HARDWOOD FLOORS continue upstairs and add richness to the bonus room with VAULTED CEILINGS a perfect place to escape for a movie or a great book. The THREE bedrooms are all generous in size highlighted by the master bedroom with a bank of closets and full ensuite with an additional closet. Unspoiled basement potential CLEAR OF TELEPOSTS AND BULKHEADS ready for your needs. **UPGRADES** include - RENOVATED KITCHEN AND BATHROOMS, GRANITE







THROUGHOUT, PAINT, LIGHT FIXTURES, WINDOW COVERINGS and CUSTOM CABINETRY / CLOSET design. This is the Cougar Ridge House you have been looking for.

Built in 2002

Essential Information

MLS® # A2123880
Price \$759,900
Sold Price \$826,000

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,695 Acres 0.09 Year Built 2002

Type Residential
Sub-Type Detached
Style 2 Storey
Status Sold

Community Information

Address 26 Cougarstone Park Sw

Subdivision Cougar Ridge

City Calgary
County Calgary
Province Alberta
Postal Code T3H 4Z9

Amenities

Amenities None Parking Spaces 4

Parking Double Garage Attached

Interior

Interior Features Closet Organizers, Granite Counters, Kitchen Island, No Smoking Home,

Open Floorplan, Pantry, See Remarks, Vinyl Windows

Appliances Dryer, Garage Control(s), Garburator, Gas Stove, Microwave, Range

Hood, Refrigerator, Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None Fireplace Yes

of Fireplaces 1

Fireplaces Gas, Living Room

Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Features Awning(s)

Lot Description Back Yard, Backs on to Park/Green Space, Interior Lot, Level, Street

Lighting, Rectangular Lot, See Remarks, Treed

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 17th, 2024

Date Sold April 29th, 2024

Days on Market 11

Zoning R-1

HOA Fees 110.00

HOA Fees Freq. ANN

Listing Details

Listing Office CIR Realty

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.