

\$649,000 - 103 Covepark Place Ne, Calgary

MLS® #A2127285

\$649,000

4 Bedroom, 2.00 Bathroom, 1,002 sqft

Residential on 0.08 Acres

Coventry Hills, Calgary, Alberta

WALK-OUT BASEMENT:

Fully finished with a developed kitchen including a rangehood, range, washer, and dryer

Two bedrooms, adding to the living space

WEST BACKYARD WITH MULTIPLE DECKS:

Southwest exposure perfect for sun enjoyment

Features a large elevated rear deck, covered lower deck, and extra deck area with a pergola

Exterior lighting enhances evening use

PRIME LOCATION:

Near schools, shopping at Country Hills Village, Vivo Centre

Great access to the Airport and Ring Road

Close to parks and playgrounds

MODERN MAIN FLOOR KITCHEN:

Large center island, corner pantry

Newer appliances, including a gas stove

Opens to the living room for an open-concept feel

SMART HOME UPGRADES:

USB/USBC outlets, smart locks

New interior lighting with dimmer switches and LED bulbs

SPACIOUS AND OPEN MAIN FLOOR:

Vaulted ceilings, engineered laminate flooring

Large windows for natural light

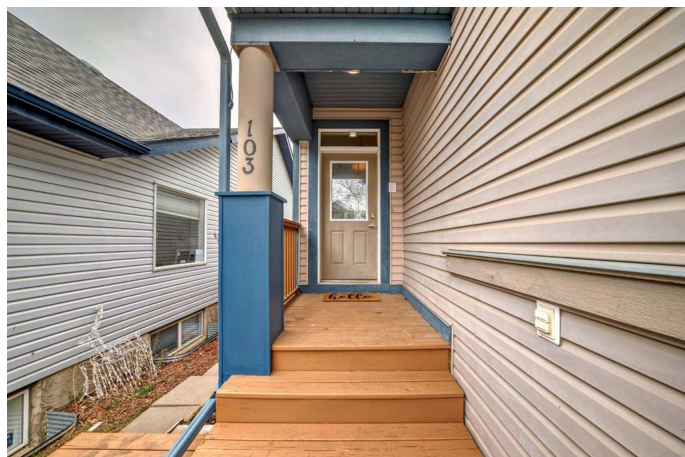
Cozy gas fireplace for ambiance and warmth

MAIN FLOOR BEDROOMS AND

BATHROOMS:

Two bedrooms, including a master with a large walk-in closet with a window

A full bathroom on the main floor for convenience



ADDITIONAL BASEMENT FEATURES:

Two bedrooms including another master with walk-in closet

A full bathroom enhances living functionality

OUTDOOR LIVING AND GARDEN SPACE:

Includes a storage shed, new planter boxes, and raspberry bushes

Pergola area optimized for usability

BASEMENT SUITE POTENTIAL:

The new owner has the potential to convert this into a legalized secondary suite, subject to compliance with City of Calgary bylaws.

AMENITIES AND UPGRADES:

Recently updated fridge and other home features

Improvements contribute to overall appeal and functionality

BASEMENT FLOORING:

Low-maintenance vinyl plank and warm carpet options

Durable vinyl plank offers practical beauty

SUPERIOR BASEMENT KITCHEN:

Newly developed with quartz countertop, cabinetry, dishwasher, range, and refrigerator

Upgraded beyond the main kitchen

DUAL SUITES POTENTIAL WITH PRIVATE ENTRANCES:

Separate entrances, kitchens, and laundry facilities for each level

Ideal for privacy, multi-generational living, or renting

SPACIOUS DUAL LIVING AREAS

POTENTIAL:

Ample room for two families to live without interference

Potential for dual rental income between \$3,500 to \$4,000 per month, including utilities

NATURAL LIGHT AND ENTERTAINMENT:

Perfect for enjoying stunning sunsets and sunlight

Deck areas ideal for entertaining and enjoying the outdoors

COZY GAS FIREPLACE:

Provides instant warmth

Adds comfort and a welcoming feel
Offers an economical and simple alternative to
wood fireplaces

Built in 2004

Essential Information

MLS® #	A2127285
Price	\$649,000
Sold Price	\$645,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,002
Acres	0.08
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	103 Covepark Place Ne
Subdivision	Coventry Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 5Z9

Amenities

Parking Spaces	3
Parking	Off Street, Parking Pad

Interior

Interior Features	Breakfast Bar, Built-in Features, Central Vacuum, Closet Organizers, Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Smart Home, Storage, Vaulted Ceiling(s), Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Gas Stove, Humidifier, Range,

	Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Tile
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full, Suite, Walk-Out

Exterior

Exterior Features	Garden, Uncovered Courtyard
Lot Description	Back Lane, Back Yard, Low Maintenance Landscape, Landscaped, Level, Street Lighting, Yard Lights, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 30th, 2024
Date Sold	May 25th, 2024
Days on Market	26
Zoning	R-1N
HOA Fees	0.00

Listing Details

Listing Office	Homecare Realty Ltd.
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