

\$328,000 - 805, 281 Cougar Ridge Drive Sw, Calgary

MLS® #A2128678

\$328,000

1 Bedroom, 1.00 Bathroom, 853 sqft

Residential on 0.00 Acres

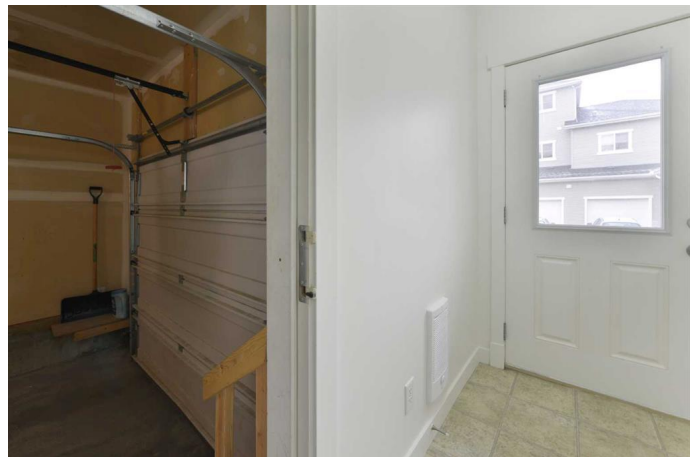
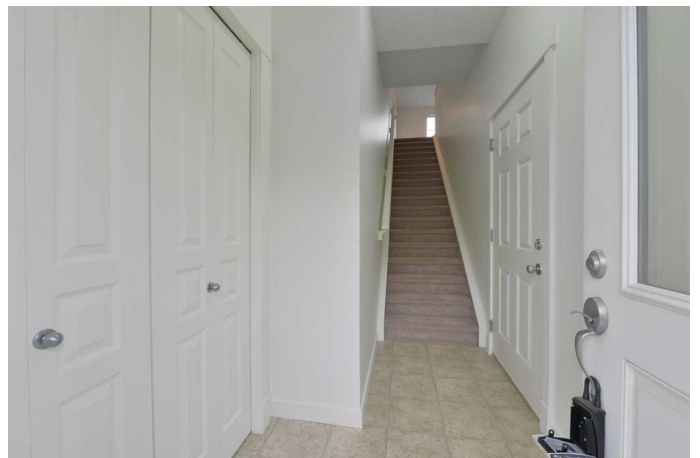
Cougar Ridge, Calgary, Alberta

Welcome to Access Cougar Ridge, a stacked townhome where convenience meets comfort in this well-maintained condo. Situated in a fabulous location with easy access to numerous shops, restaurants, and services on the Upper West End, this stacked townhouse community is where modern living thrives. With the recent completion of the Ring Road, navigating throughout our city has never been easier, with downtown just a quick 15-minute drive away.

Step inside this freshly painted, bright and airy 1-bedroom, 1-bathroom unit that boasts heated flooring throughout for added comfort. The open-concept layout seamlessly connects the living space to the eating area and the U-shaped kitchen, featuring ample cabinetry, a stylish tile backsplash, and black appliances. Enjoy your spacious bedroom with large walk in closet. The cherry on top is the private single-car garage, providing both convenience and security.

Relax and unwind on the west-facing deck that comes with a gas hookup, perfect for enjoying outdoor meals or simply soaking up the sun. Additional perks include a tankless water heater, and in-unit laundry with a full-sized stacked washer/dryer for added convenience. For nature enthusiasts, the property is conveniently located near green spaces, walking/biking pathways, and the iconic Canada Olympic Park.

Don't miss out on this opportunity to own a well-kept condo in a prime location with low



condo fees. Experience the perfect blend of urban convenience and suburban tranquility at Access Cougar Ridge.

Built in 2008

Essential Information

MLS® #	A2128678
Price	\$328,000
Sold Price	\$350,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	853
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Sold

Community Information

Address	805, 281 Cougar Ridge Drive Sw
Subdivision	Cougar Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 0J3

Amenities

Amenities	Visitor Parking
Parking Spaces	1
Parking	Single Garage Attached

Interior

Interior Features	Open Floorplan, Pantry, See Remarks
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Boiler, Radiant

Cooling	None
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 20th, 2024
Date Sold	July 2nd, 2024
Days on Market	12
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Realty Professionals
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