

\$448,000 - 34 Country Village Landing Ne, Calgary

MLS® #A2151594

\$448,000

2 Bedroom, 3.00 Bathroom, 1,102 sqft
Residential on 0.00 Acres

Country Hills Village, Calgary, Alberta

***OPEN HOUSE August 11, 2024 @ 1:00 to 3:00 pm ***Welcome to this stunning townhome in Newport Landing, nestled in the vibrant community of Country Hills, featuring panoramic lake views. The main level is thoughtfully designed with a spacious living room highlighted by sleek laminate flooring and a well-equipped kitchen boasting dark mocha cabinetry, chic glass tile backsplash, and modern stainless steel appliances. Step outside to enjoy tranquil evenings on your private backyard deck and frontyard with the beautiful lake view.

Upstairs, find two master suites, each offering privacy with their own en-suite bathrooms. One bedroom features a spacious closet while the other boasts a walk-in closet with large window overlooking the lake, providing a bright atmosphere with ample storage and organization options.

The fully finished basement provides versatile living spaces, including a cozy area perfect for a family room or media center, and a dynamic section with colorful interlocking mats, ideal for a children's play area or home gym. These spaces are adaptable to your lifestyle needs and add functional value to the home.

The home has been recently updated with a full repaint and a new garage door, both completed in July 2024. The hot water tank was installed in August 2021, ensuring reliable



performance.

Situated close to schools, walkable to shopping centers, groceries, and the newly-expanded Vivo recreational centre, and much more. With an easy access to Deerfoot Trail, this home combines suburban comfort with urban convenience. Ready for immediate move-in, this property is a must-see. Schedule your viewing today to experience all that it has to offer!

Built in 1999

Essential Information

MLS® #	A2151594
Price	\$448,000
Sold Price	\$442,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,102
Acres	0.00
Year Built	1999
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	34 Country Village Landing Ne
Subdivision	Country Hills Village
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 5K1

Amenities

Amenities	Park, Playground, Visitor Parking
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Parking Spaces	1
Parking	Single Garage Detached

Interior

Interior Features	See Remarks, Storage
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Full
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard, Storage
Lot Description	Cul-De-Sac, Views
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 24th, 2024
Date Sold	September 7th, 2024
Days on Market	44
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	Greater Property Group
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