

\$929,000 - 15 Cougar Ridge View Sw, Calgary

MLS® #A2167528

\$929,000

5 Bedroom, 4.00 Bathroom, 2,133 sqft
Residential on 0.13 Acres

Cougar Ridge, Calgary, Alberta

This beautifully updated walkout home in Cougar Ridge is situated on a prime corner lot on one of the best streets in the area, directly across from the ravine on a quiet street. It offers views and access to hiking and biking trails just across the street, with Canada Olympic Park just a 15-minute walk away for year-round outdoor activities. The home features five bedrooms—four on the upper level and one on the lower—plus a dedicated office or 6th bedroom in the walkout lower level, making it perfect for both family living and remote work. The chef's kitchen, complete with two ovens, a marble backsplash, quartz countertops, and a large island, is designed for hosting, with a spacious dining room adjacent and new hardwood throughout the main floor & 9ft ceilings. The bright living room, accented by a gas fireplace and an open layout that opens to the upper level, provides a welcoming space for gatherings. The primary suite includes a luxurious 5-piece ensuite and a walk-in closet, 3 additional bedrooms up and a full bath. Other highlights include an oversized double garage and no sidewalks to shovel, making winter maintenance easy. Recent updates, including a new roof and two hot water tanks in 2023, updated bathrooms. Located near the ring road and just 15 minutes from downtown Calgary, great private schools, Paskapoo Slopes and ponds. This home offers a perfect blend of luxury, convenience, and natural beauty.



Built in 2001

Essential Information

MLS® #	A2167528
Price	\$929,000
Sold Price	\$905,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,133
Acres	0.13
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	15 Cougar Ridge View Sw
Subdivision	Cougar Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H4X3

Amenities

Amenities	Dog Park, Playground
Parking Spaces	6
Parking	Double Garage Attached

Interior

Interior Features	Ceiling Fan(s), Double Vanity, Kitchen Island, Quartz Counters, Soaking Tub
Appliances	Built-In Oven, Dishwasher, Garburator, Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard, Landscaped
Roof	Asphalt Shingle
Construction	Cedar, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 20th, 2024
Date Sold	October 2nd, 2024
Days on Market	12
Zoning	R-1
HOA Fees	160.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX House of Real Estate
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