

# \$450,000 - 25 Country Hills Cove Nw, Calgary

MLS® #A2240432

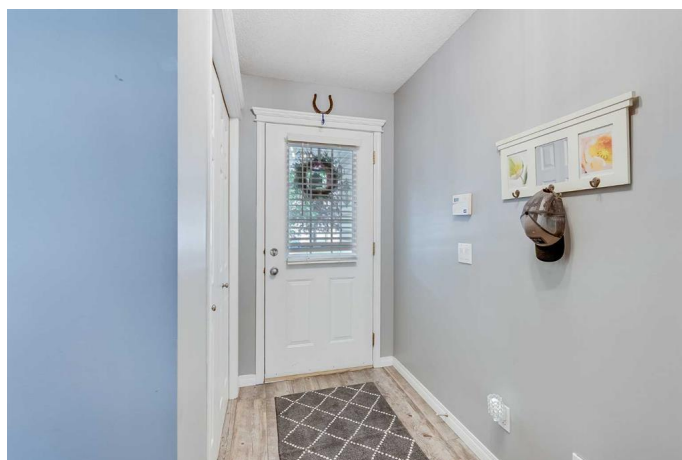
**\$450,000**

2 Bedroom, 3.00 Bathroom, 1,349 sqft

Residential on 0.04 Acres

Country Hills, Calgary, Alberta

Welcome to this beautifully updated 4-level split townhouse in the quiet, well-kept enclave of Country Hills â€” offering over 1,600 sq ft of thoughtfully designed living space, soaring ceilings & a rare dual primary suite layout ideal for modern living. Over the past several years, this home has undergone an impressive series of renovations that leave it feeling fresh, stylish & move-in ready. From flooring & lighting to bathrooms, blinds & mechanical systemsâ€”nearly every space has been touched. The result is a home that feels almost entirely new, while still offering the warmth & character of an established community. Just off the front entry, youâ€™re welcomed by a sunlit kitchen & dining area with soaring ceilings & large windows. The kitchen is as functional as it is beautiful, featuring white cabinetry with under-cabinet lighting, stainless steel appliances, garburator, corner pantry, classic white subway tile backsplash & a built-in desk or coffee barâ€”ideal for work-from-home days or your morning espresso ritual. One level up, the spacious living room is filled with natural light & includes a stylish 2-piece powder room for guests. On the top level, two generous primary suites each enjoy their own beautifully renovated ensuite (2018), complete with updated flooring, lighting, vanities & a brand-new bathtub in the larger suiteâ€”offering a flexible layout ideal for roommates, guests or work-from-home setups. The lower level adds even more versatility with new carpet, fresh



paint, laundry, storage & a cozy flex space perfect for a gym, office or media room. Notable upgrades include central A/C (2021), furnace & hot water tank (2016), a fully insulated single attached garage with new door & mechanism (2023), updated blinds, and modern lighting throughout. Enjoy outdoor living on your private back deck with gas line for BBQs, and take advantage of nearby parks, pathways, shopping & transit options. Tastefully renovated & thoughtfully maintained, this home is the perfect blend of turnkey convenience & timeless appeal.

Built in 1999

**Essential Information**

MLS® #	A2240432
Price	\$450,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,349
Acres	0.04
Year Built	1999
Type	Residential
Sub-Type	Row/Townhouse
Style	4 Level Split
Status	Active

**Community Information**

Address	25 Country Hills Cove Nw
Subdivision	Country Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 5G7

**Amenities**

Amenities	Trash
Parking Spaces	1
Parking	Front Drive, Garage Faces Front, Single Garage Attached
# of Garages	1

## Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Closet Organizers, High Ceilings, Laminate Counters, Pantry, Recessed Lighting, Walk-In Closet(s), Chandelier, Crown Molding
Appliances	Dishwasher, Dryer, Electric Stove, Garburator, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Other
Lot Description	Back Yard, Interior Lot, Landscaped, Low Maintenance Landscape, Rectangular Lot, Few Trees
Roof	Asphalt Shingle
Construction	Wood Frame, Cement Fiber Board
Foundation	Poured Concrete

## Additional Information

Date Listed	July 17th, 2025
Days on Market	7
Zoning	M-C1 d54

## Listing Details

Listing Office	CIR Realty
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