

# \$539,900 - 33 Coville Gardens Ne, Calgary

MLS® #A2237578

**\$539,900**

3 Bedroom, 4.00 Bathroom, 1,296 sqft

Residential on 0.14 Acres

Coventry Hills, Calgary, Alberta

You will not find a better price for a 2-Storey Detached Home on a Quiet Cul-de-Sac | Oversized Heated Double Garage | Finished Basement with Full Bathroom | Close to Transit, Schools & Shopping. New Roof, New Siding, and New Eaves!!!

Welcome to this comfortable and well-kept \*\*2-storey detached home\*\*, ideally located on a \*\*quiet cul-de-sac\*\* in a family-friendly neighborhood. Situated on a \*\*large pie-shaped lot\*\*, this property offers a great combination of indoor and outdoor space, perfect for growing families or anyone looking for a home with room to enjoy and grow. Inside, the main level features a \*\*bright, open-concept kitchen with a spacious eating area\*\*, offering a functional layout that connects easily to the \*\*living room\*\*, where a \*\*fireplace with a classic mantle\*\* creates a warm and welcoming space. Large windows throughout the home bring in plenty of natural light, and the entire interior has been \*\*freshly painted\*\*, giving it a clean, refreshed feel. Upstairs, you'll find \*\*three well-proportioned bedrooms\*\*, including a comfortable primary suite. The \*\*fully finished basement\*\* provides additional living space with a \*\*full bathroom\*\*, making it ideal for a rec room, guest space, or home office setup.

One of the standout features is the \*\*oversized double garage\*\*, which is \*\*heated with a forced air system\*\* and includes its own \*\*bathroom\*\*â€”a rare and practical bonus for those who need a workspace, hobby area, or



simply extra flexibility.

The **\*\*south-facing backyard\*\*** offers excellent sun exposure and is a great place to relax, garden, or enjoy outdoor meals in the warmer months. The large lot provides extra privacy and space for kids or pets to play.

This home is **\*\*conveniently located close to public transit\*\***, and is within **\*\*walking distance to schools, parks, and shopping\*\***, making everyday errands and school runs simple and stress-free.

With its thoughtful layout, great location, and practical updates, this home is ready for its next owners to move in and make it their own.

Built in 2001

### **Essential Information**

MLS® #	A2237578
Price	\$539,900
Bedrooms	3
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	1,296
Acres	0.14
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	33 Coville Gardens Ne
Subdivision	Coventry Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 5N8

## Amenities

Parking Spaces	4
Parking	Double Garage Detached, Heated Garage, Alley Access, Insulated, Oversized, RV Access/Parking
# of Garages	2

## Interior

Interior Features	Laminate Counters, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Insert, Living Room, Mantle, Tile
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Street Lighting, Cul-De-Sac, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	July 11th, 2025
Days on Market	16
Zoning	R-G

## Listing Details

Listing Office	CIR Realty
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