

# \$309,900 - 306, 8 Country Village Bay Ne, Calgary

MLS® #A2237685

**\$309,900**

2 Bedroom, 2.00 Bathroom, 1,014 sqft  
Residential on 0.00 Acres

Country Hills Village, Calgary, Alberta

Welcome to this beautifully maintained 2-bedroom, 2-bathroom condo in a sought-after 55+ adult-only building. Located on the 3rd floor, this bright and inviting unit features vinyl plank flooring, an abundance of windows, and natural light throughout. Enjoy cozy evenings by the gas fireplace or morning coffee on your private balcony.

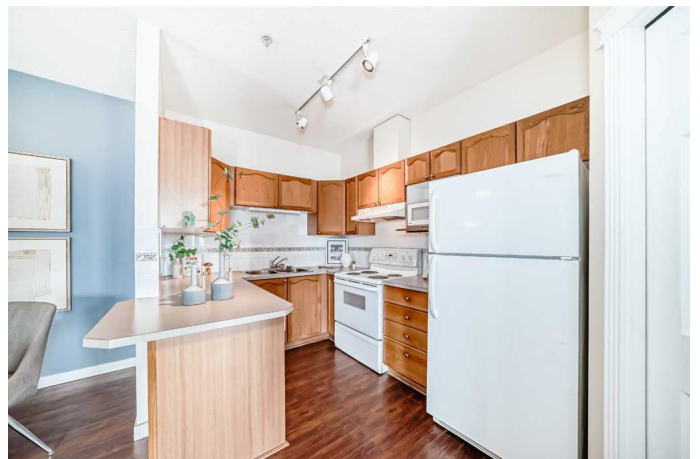
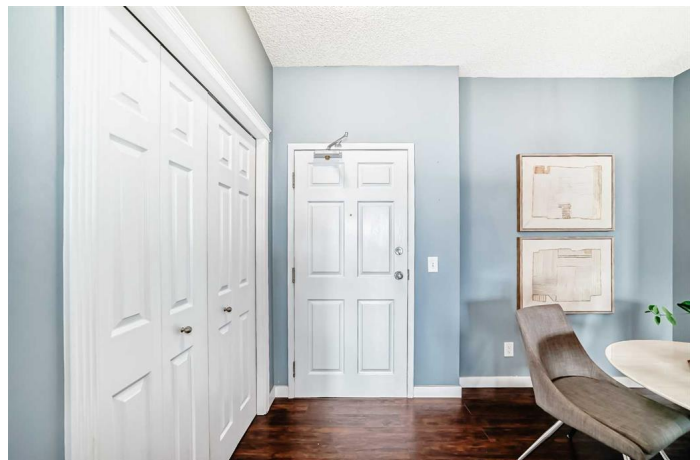
The spacious primary suite includes a walk-in closet and a full ensuite bathroom for added comfort. You'll also appreciate the convenience of in-unit storage as well as a secure storage space on the 4th floor. A titled underground heated parking stall is included for year-round ease.

This well-managed building offers fantastic amenities including a main floor social room with a full kitchen, fireplace, and pool table – perfect for gatherings – plus a beautiful second-floor library overlooking the pond for quiet afternoons.

And the location? It's unbeatable! Just a 2-minute walk to shopping, dining, and everyday essentials – you'll love the convenience and community this home offers.

Don't miss this opportunity to enjoy easy, low-maintenance living in an exceptional building. Book your private showing today!

Built in 2001



## Essential Information

MLS® #	A2237685
Price	\$309,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,014
Acres	0.00
Year Built	2001
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information

Address	306, 8 Country Village Bay Ne
Subdivision	Country Hills Village
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 5J7

## Amenities

Amenities	Recreation Room, Visitor Parking
Parking Spaces	1
Parking	Parkade, Titled

## Interior

Interior Features	No Smoking Home
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Baseboard, Forced Air, Natural Gas, Hot Water
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

## Exterior

Exterior Features	Balcony
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Construction      Brick, Concrete, Vinyl Siding

### **Additional Information**

Date Listed      July 7th, 2025

Days on Market    48

Zoning             DC (pre 1P2007)

### **Listing Details**

Listing Office      RE/MAX Realty Professionals

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