

# \$415,000 - 22 Country Hills Cove Nw, Calgary

MLS® #A2248630

**\$415,000**

3 Bedroom, 2.00 Bathroom, 1,344 sqft  
Residential on 0.05 Acres

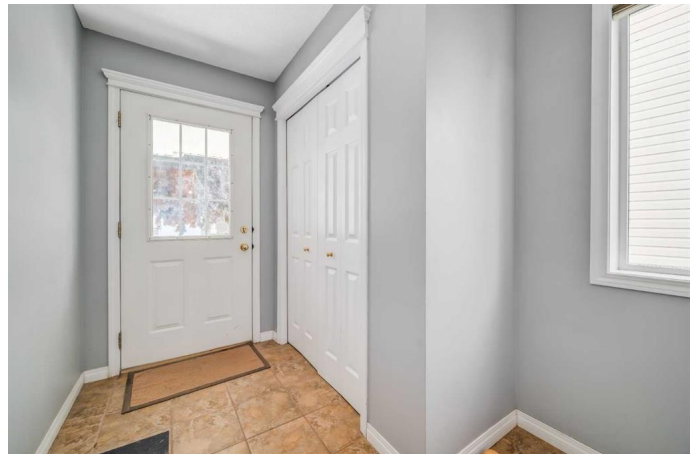
Country Hills, Calgary, Alberta

This exceptionally well-maintained townhome is located in the desirable community of Country Hills, offering both convenience and comfort. The location is fantastic—you're within walking distance of a shopping center and schools, and a quick commute to Downtown with easy access to Deerfoot Trail. This spacious unit offers three bedrooms and one and a half bathrooms. The great-sized kitchen features vaulted ceilings, an island, and newer stainless steel appliances. A large eating nook opens up to a back deck, perfect for relaxing. Natural light floods the home through large windows, creating a bright and inviting atmosphere. The cozy corner fireplace in the living room is a great place to unwind. Upstairs, you'll find a spacious master bedroom with a large walk-in closet. There are also two additional bedrooms. The unfinished basement offers great potential for development and includes a dedicated laundry area. With a single attached garage and an extra driveway space, parking is never an issue. Visitor parking is also available in the complex. This home shows pride of ownership throughout and offers exceptional value.

Built in 1999

## Essential Information

MLS® #	A2248630
Price	\$415,000



Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,344
Acres	0.05
Year Built	1999
Type	Residential
Sub-Type	Row/Townhouse
Style	4 Level Split
Status	Active

### Community Information

Address	22 Country Hills Cove Nw
Subdivision	Country Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 5G8

### Amenities

Amenities	Snow Removal, Trash, Visitor Parking
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Central Vacuum, High Ceilings, Kitchen Island, No Animal Home, Storage, Walk-In Closet(s), Tile Counters
Appliances	Dishwasher, Electric Range, Garburator, Microwave, Range Hood, Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished, Crawl Space

### Exterior

Exterior Features	None
Lot Description	Back Yard, Front Yard, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	August 14th, 2025
Zoning	M-C1 d54

**Listing Details**

Listing Office	2% Realty
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