

# \$499,900 - 678 Cougar Ridge Dr Sw, Calgary

MLS® #C4280996

## \$499,900

3 Bedroom, 4.00 Bathroom, 1,831 sqft  
Detached on 0 Acres

Cougar Ridge, Calgary, Alberta

This elegant home is conveniently located in the highly desired community of Cougar Ridge. The main level has an open concept design with large windows and features a wide foyer, spacious living room with hardwood floors and stone surrounded gas fireplace, very functional kitchen with an island, pantry, granite countertops and stainless steel appliances, dining room with large window and a door to the large sunny deck with curtains and a 2pc powder room. The Upper level boasts a master bedroom with a large walk-in closet and its own full ensuite, second and third good sized bedrooms, and a bright bonus room. The developed basement offers a gigantic family room with kitchenette (no stove) and a 3pc bathroom. The Google Nest Learning Thermostat along with the smart garage door's opener, upper floor's laundry, basement's kitchenette and the fully fenced & landscaped backyard add to the value and complete the enjoyment of this home. Close to schools, playgrounds, transportation, shopping and other amenities.

Built in 2004

## Essential Information

MLS® #	C4280996
Price	\$499,900
Bedrooms	3
Bathrooms	4.00



Full Baths	3
Half Baths	1
Square Footage	1,831
Acres	0.11
Year Built	2004
Type	Detached
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	678 Cougar Ridge Dr Sw
Area	Calgary
Subdivision	Cougar Ridge
City	Calgary
Province	Alberta
Postal Code	T3H 4W9

### Amenities

Amenities	Fireplaces, Playground
Features	Deck, No Animal Home, No Smoking Home, Vacuum System-Roughed-In, Fire Pit
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Heating	Natural Gas, Forced Air-1
Has Basement	Yes
Basement	Fully Finished
Fireplace	Yes
Fireplaces	Gas Only

### Exterior

Exterior	Stone, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, No Back Lane, Playground Nearby, Schools, Shopping Nearby, Public Transportation
Roof	Asphalt Shingles
Construction	Wood Frame

Foundation            Concrete

**Additional Information**

HOA Fees            107.00

HOA Fees Freq.    Annually

**Listing Details**

Listing Office        MAXWELL CANYON CREEK

Disclaimer: Information herein deemed reliable but not guaranteed by CREB®.

Listing information last updated on February 24th, 2020 at 9:45pm MST