

16 Covebrook Place NE Calgary, Alberta

MLS # A2250412



\$569,000

Division:	Coventry Hills		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,335 sq.ft.	Age:	2006 (19 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Detached, Off Street		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Pantry, Quartz Counters		

Inclusions:	N/A
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Welcome to your perfect home in the desirable community of Coventry Hills! This stunning two-story home offers over 1,800 SQFT of living space and is a turn key investment with 40K of improvements being completed over the next few months; new garage and home roof, new siding on 2 sides, new garage door, new exterior doors and new window on the rear of the home. Step inside and be greeted by an inviting main floor; featuring a spacious family room, a modern kitchen with stainless steel appliances, quartz countertops, and a bright eating area perfect for family meals or entertaining guests. A convenient powder room and main floor laundry lead seamlessly to the backyard. Upstairs, you'll find two generously sized bedrooms along with a large primary; complete with a walk-in closet and a 4-piece bathroom attached. The fully developed basement adds even more living space, boasting an additional bedroom, a full 4-piece bathroom, and a versatile rec room—perfect for movie nights or a kids' play area. Step outside to your amazing backyard oasis, featuring a generous sized deck ideal for summer barbecues and gatherings. The detached double garage is fully insulated and drywalled, offering plenty of room for vehicles, storage, or hobbies. Located close to an abundance of schools,(including being in the North Trail High District), parks, shopping, and with easy access to major roads, this home truly has it all. Don't miss out—book your private viewing today with your favourite REALTOR!