

**129 Covecreek Bay NE**  
**Calgary, Alberta**

**MLS # A2321744**



**\$849,000**

<b>Division:</b>	Coventry Hills		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,463 sq.ft.	<b>Age:</b>	2013 (13 yrs old)
<b>Beds:</b>	6	<b>Baths:</b>	4
<b>Garage:</b>	Tandem, Triple Garage Attached		
<b>Lot Size:</b>	0.13 Acre		
<b>Lot Feat:</b>	Back Yard, Cul-De-Sac, Landscaped, Rectangular Lot		

<b>Heating:</b>	Central, Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Other, Tile, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Other, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Chandelier, High Ceilings, Kitchen Island, Pantry, Walk-In Closet(s)		

**Inclusions:** N/A

Welcome to 129 Covecreek Bay NE, an impressive and versatile family home located on a quiet bay in the highly sought-after community of Coventry Hills. Offering approximately 2,450 sq. ft. above grade and nearly 1,000 sq. ft. of additional developed living space in the legal basement suite, this property provides the perfect combination of space, functionality, and income-generating potential. Designed with growing families in mind, the main floor features expansive living and dining areas, a bright and welcoming layout, and a main-floor office/flex room that can easily function as a bedroom for guests, seniors, or individuals with mobility challenges who prefer to avoid stairs. Upstairs, you'll find a thoughtfully designed family-friendly layout featuring four spacious bedrooms, including a large primary retreat complete with a private ensuite bathroom and ample closet space. Three additional generously sized bedrooms provide plenty of room for children or guests, while the large bonus room offers endless possibilities as a family room, media room, play area, or home learning space. The fully developed legal basement suite is a standout feature, offering 2 bedrooms, 1 full bathroom, a separate entrance, and complete privacy. Whether used as a mortgage helper, investment property, or accommodation for extended family, this legal suite adds significant value and flexibility. Parking is rarely an issue here. The home boasts a highly desirable three-car tandem attached garage, providing space for vehicles, storage, tools, or hobbies. The oversized driveway comfortably accommodates four or more additional vehicles, making it ideal for larger households and visitors. Community Highlights &ndash; Coventry Hills One of the greatest advantages of this home is its location within the well-established and family-oriented community of Coventry Hills. Families will

appreciate the abundance of educational options nearby, including multiple Calgary Board of Education (CBE) and Calgary Catholic School District (CCSD) schools serving elementary, middle, and high school students within and around the community. This makes school drop-offs and daily commutes convenient for families with children of all ages. Additional community amenities include: Multiple public and Catholic schools nearby Numerous playgrounds, parks, pathways, and green spaces Easy access to recreation facilities and sports programs Minutes from shopping, restaurants, grocery stores, and everyday conveniences Convenient access to major routes including Stoney Trail and Deerfoot Trail Close proximity to transit services Short drive to Calgary International Airport Nearby medical clinics, pharmacies, and community services Family-friendly neighbourhood with a strong sense of community Property Features ?? Approximately 2,450 sq. ft. above grade ?? Nearly 1,000 sq. ft. developed basement space ?? Fully legal 2-bedroom basement suite with separate entrance ?? Total of 6 bedrooms (4 upstairs + office/flex room + 2 b