

# \$349,900 - 324 Covecreek Circle Ne, Calgary

MLS® #A2249017

**\$349,900**

2 Bedroom, 2.00 Bathroom, 1,342 sqft

Residential on 0.02 Acres

Coventry Hills, Calgary, Alberta

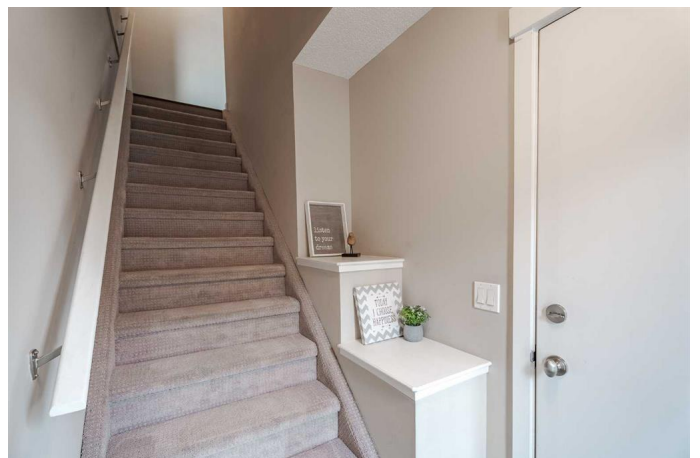
Welcome to this beautifully maintained 2 bed, 2 bath townhouse in the vibrant, family-friendly community of Coventry Station - a PET FRIENDLY community! You'll love the unbeatable location—steps to schools, parks, the amazing VIVO rec centre, shopping, restaurants, and quick access to Deerfoot Trail.

Tucked into a quiet, well-kept complex with plenty of visitor parking, this bright and modern home features an open-concept layout, upgraded kitchen appliances, upstairs laundry, and a spacious living room perfect for relaxing or entertaining. Both bedrooms have their own bathrooms, and the oversized single garage offers tons of extra storage. Move-in ready and full of charm, this gem won't last long—book your private showing today! (Development-wide hail repair is underway and nearing completion this summer.) \*Please note some photos are virtually staged as noted on the photo.

Built in 2013

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2249017  |
| Price          | \$349,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,342     |



|            |               |
|------------|---------------|
| Acres      | 0.02          |
| Year Built | 2013          |
| Type       | Residential   |
| Sub-Type   | Row/Townhouse |
| Style      | 3 Storey      |
| Status     | Active        |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 324 Covecreek Circle Ne |
| Subdivision | Coventry Hills          |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3K 0W6                 |

### Amenities

|                |                                                    |
|----------------|----------------------------------------------------|
| Amenities      | Parking, Playground, Visitor Parking, Snow Removal |
| Parking Spaces | 2                                                  |
| Parking        | Single Garage Attached                             |
| # of Garages   | 1                                                  |

### Interior

|                   |                                                                                         |
|-------------------|-----------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, Granite Counters, Open Floorplan, Walk-In Closet(s)   |
| Appliances        | Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                 |
| Cooling           | None                                                                                    |
| Basement          | None                                                                                    |

### Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | None                     |
| Lot Description   | Landscaped, See Remarks  |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

### Additional Information

|             |                   |
|-------------|-------------------|
| Date Listed | August 17th, 2025 |
|-------------|-------------------|

|                |         |
|----------------|---------|
| Days on Market | 51      |
| Zoning         | M-1 d75 |

## **Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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