\$455,000 - 11 Cougar Ridge Mews Sw, Calgary

MLS® #A2227600

\$455,000

3 Bedroom, 2.00 Bathroom, 1,338 sqft Residential on 0.03 Acres

Cougar Ridge, Calgary, Alberta

PRICE DROP!!! Welcome to this Charming 4 level split home in a desirable Cougar Ridge Condo complex. Main level offers a good size foyer with closet and access to the garage and Basement. 2nd level is the Heart of home featuring a bright spacious kitchen with high ceiling with a large breakfast nook and access to the deck to drink your morning coffee. Enjoy your favourite shows in a generous living room with fire place and large windows that fills the space with natural light. This level also includes a convenient 2-piece bathroom, adding to the home's functionality. Enjoy ultimate privacy on the 4level in the master bedroom, complete with a walk-in closet. Two additional well-sized bedrooms and a full 4-piece bathroom make this level both comfortable and practical. Located close to shopping, amenities, International French School and Edge school as well as Canada Olympic park. Good Visitor parking in the complex. Book your private showing today!

Built in 2003

Essential Information

MLS® # A2227600 Price \$455,000

Bedrooms 3

Bathrooms 2.00

Full Baths 1
Half Baths 1







Square Footage 1,338
Acres 0.03
Year Built 2003

Type Residential

Sub-Type Row/Townhouse

Style 4 Level Split

Status Active

Community Information

Address 11 Cougar Ridge Mews Sw

Subdivision Cougar Ridge

City Calgary
County Calgary
Province Alberta
Postal Code T3H 5P3

Amenities

Amenities Visitor Parking

Parking Spaces 1

Parking Single Garage Attached

of Garages 1

Interior

Interior Features High Ceilings, No Animal Home, No Smoking Home, Storage, Vinyl

Windows, Walk-In Closet(s)

Appliances Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator,

Washer/Dryer

Heating Forced Air, Natural Gas

Cooling None
Fireplace Yes
of Fireplaces 1

Fireplaces Gas
Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Garden, Lighting
Lot Description Rectangular Lot
Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Poured Concrete

Additional Information

Date Listed June 3rd, 2025

Days on Market 12

Zoning DC (pre 1P2007)

HOA Fees 119

HOA Fees Freq. ANN

Listing Details

Listing Office Century 21 Bravo Realty

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