\$768,800 - 230 Cougarstone Circle Sw, Calgary

MLS® #A2252424

\$768,800

3 Bedroom, 4.00 Bathroom, 1,922 sqft Residential on 0.09 Acres

Cougar Ridge, Calgary, Alberta

Welcome to this bright and spacious 2-storey home located on a family-friendly street in the desirable community of Cougar Ridge.

Offering over 2,700 sq ft of thoughtfully designed living space, this move-in ready home is perfect for both everyday comfort and stylish entertaining.

The freshly painted main floor features a light-filled, open-concept layout with a generous living room, a contemporary white kitchen, and an expansive dining nook complete with built-in cabinetry. A walk-through pantry adds function and convenience, while durable luxury vinyl plank and tile flooring throughout the main level enhances both style and practicality.

Upstairs, a vaulted bonus room with a corner gas fireplace offers the perfect retreat for relaxing or spending time with family. Freshly cleaned carpet adds warmth and comfort to the space. The upper level also includes three well-sized bedrooms, including a spacious primary suite with a mountain view, a walk-in closet, and a four-piece ensuite featuring a soaker tub and separate shower.

The fully finished basement continues the open-concept design and includes a full bathroom with dual shower heads, a versatile den or home office, and a generous storage room to meet all your lifestyle needs.







Step outside to your private, south-facing private backyard with mature cherry trees and no neighbours behind. The huge tiered deck and patio provide the perfect backdrop for family fun and outdoor entertaining. Newly shingled roof (June 10/25) Ideally located just minutes from top-rated schools, scenic parks, and convenient shopping, this home offers exceptional value in one of Calgary's most sought-after neighbourhoods.

Built in 2002

Essential Information

MLS® # A2252424 Price \$768,800

Bedrooms 3
Bathrooms 4.00
Full Baths 3

Half Baths 1

Square Footage 1,922 Acres 0.09 Year Built 2002

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 230 Cougarstone Circle Sw

Subdivision Cougar Ridge

City Calgary
County Calgary
Province Alberta
Postal Code T3H 4W4

Amenities

Amenities Park
Parking Spaces 4

Parking Double Garage Attached, Driveway

of Garages 2

Interior

Interior Features Built-in Features, Closet Organizers, Kitchen Island, See Remarks,

Storage, Vaulted Ceiling(s), Walk-In Closet(s)

Appliances Dishwasher, Dryer, Electric Range, Microwave, Range Hood,

Refrigerator, Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Family Room, Gas, Mantle

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Private Yard, Storage

Lot Description No Neighbours Behind, Treed

Roof Asphalt Shingle

Construction Brick, Vinyl Siding

Foundation Poured Concrete

Additional Information

Date Listed August 29th, 2025

Days on Market 67

Zoning R-G

HOA Fees 119

HOA Fees Freq. ANN

Listing Details

Listing Office eXp Realty

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