

\$762,500 - 110 Cougarstone Circle Sw, Calgary

MLS® #A2250671

\$762,500

4 Bedroom, 3.00 Bathroom, 1,416 sqft

Residential on 0.10 Acres

Cougar Ridge, Calgary, Alberta

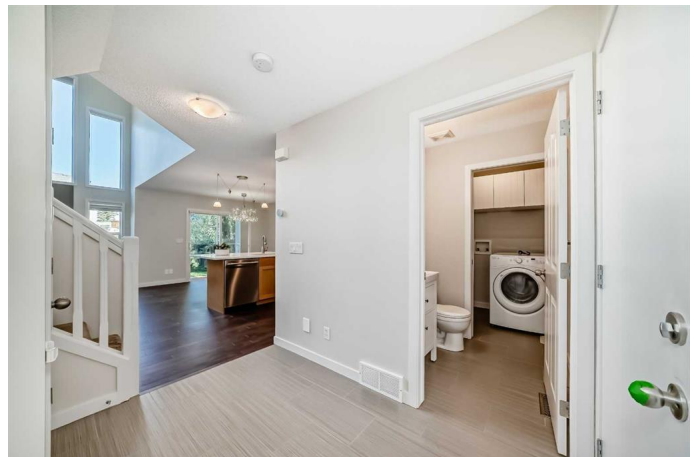
Welcome to this warm and inviting family home, featuring an airy open-to-below living room that fills the space with natural light. The main level boasts rich acacia hardwood floors in the living, dining, and kitchen areas, complemented by new hardwood flooring upstairs. The kitchen has been upgraded with quartz countertops and stylish backsplash. Both, the main floor and ensuite bathrooms have been recently renovated for a fresh, contemporary feel. Other updates include a new garage roof (2021) and a hot water tank that has been installed just two years ago.

The developed basement offers incredible flexibility with two versatile rooms—perfect for a family room, home office, gym, or extra bedrooms. The low-maintenance backyard is very private as it backs up to the neighbors'™ pie lot.

This home is part of a community with an annual HOA fee of just \$121, covering private road maintenance and enhanced snow removal services in addition to City of Calgary care.

The house is located just steps from the Calgary Waldorf School and a short drive to the Calgary French & International School, Winsport, grocery shopping, and the scenic trails of Paskapoo Slopes.

Built in 2002



Essential Information

MLS® #	A2250671
Price	\$762,500
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,416
Acres	0.10
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	110 Cougarstone Circle Sw
Subdivision	Cougar Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 4W7

Amenities

Amenities	Other
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard, Storage
Lot Description	Pie Shaped Lot, Private
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 21st, 2025
Days on Market	5
Zoning	R-G
HOA Fees	121
HOA Fees Freq.	ANN

Listing Details

Listing Office	Rhinorealty
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