

\$750,000 - 78 Cougarstone Close Sw, Calgary

MLS® #A2258399

\$750,000

3 Bedroom, 3.00 Bathroom, 1,844 sqft

Residential on 0.09 Acres

Cougar Ridge, Calgary, Alberta

Awesome value for this gorgeous home in popular Cougar Ridge! Located on a quiet street across from a large green space/play ground & siding onto a walking path, this home offers a bright, open floor plan designed for both comfort & style. The island kitchen features granite countertops, an eating bar, & a walk-through pantry that leads to a convenient mudroom. The spacious living & dining rooms are perfect for entertaining & family living, with the spacious living room centred around a cozy fireplace. Upstairs, the large primary suite boasts a full ensuite & walk-in closet, while two additional generously-sized bedrooms & a stunning south-facing bonus room with cathedral ceilings provide plenty of space for family living. Imagine family movie nights in this great bonus room! The fully finished basement offers a versatile open layout with cork flooring & a rough-in for a future bathroom. Additional highlights include a heated double garage, hardwood flooring on the main level, & a location directly across from green space, playgrounds, & walking paths. Recent upgrades include: shingles 2020, A/C 2022, washer, underground sprinkler, gas line for BBQ, new toilets, etc. Enjoy an easy walk to schools, shopping, restaurants, gyms, coffee shops & quick access to downtown & the mountains—everything you need is right at your doorstep. You™ll love living here!

Built in 2005



Essential Information

MLS® #	A2258399
Price	\$750,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,844
Acres	0.09
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	78 Cougarstone Close Sw
Subdivision	Cougar Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 5W3

Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Central Vacuum, Granite Counters, Kitchen Island, Open Floorplan, Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas

Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Landscaped, Lawn, Rectangular Lot, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 19th, 2025
Days on Market	14
Zoning	R-G
HOA Fees	120
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX First
----------------	--------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.