

\$990,000 - 57 Cougar Ridge Close Sw, Calgary

MLS® #A2243410

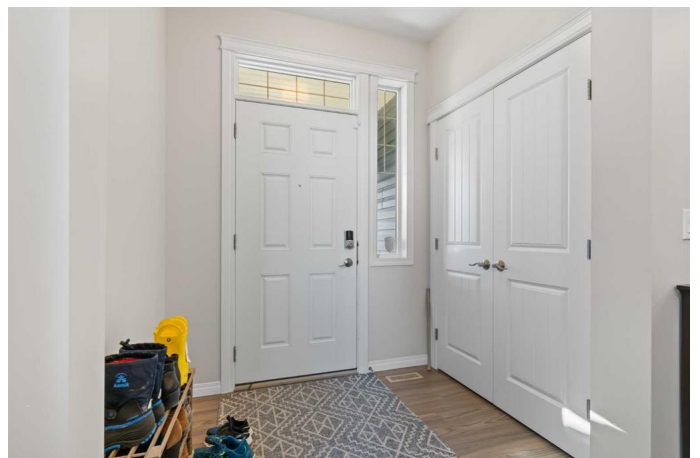
\$990,000

4 Bedroom, 4.00 Bathroom, 2,404 sqft

Residential on 0.10 Acres

Cougar Ridge, Calgary, Alberta

Proudly offered by the original owners, this meticulously maintained home features 4 bedrooms, an office, a bonus room, a basement den, and 3.5 bathrooms. With over 2,400 sq ft above grade and a fully finished basement, the property is situated on a quiet street in Cougar Ridge. Enjoy a sunny, south-facing backyard that backs directly onto a walking path, providing privacy with no rear neighbors. The outdoor deck is perfect for relaxing or entertaining while overlooking the lush greenspace. Inside, you'll find 9-foot ceilings on both the main floor and basement, oversized windows, and a bright, open-concept layout ideal for modern family living. The kitchen is equipped with brand-new stainless-steel appliances, a large island with a breakfast bar, and a walk-through pantry connecting to a spacious mudroom for convenient grocery unloading. The living room features a comfortable space with a gas fireplace, while a dedicated office/den with built-in shelving offers a quiet place to work or study. The second floor boasts a vaulted bonus room—ideal for a media area, children's playroom, or extra living space. The primary bedroom includes a walk-in closet and a 5-piece ensuite bathroom with a soaker tub, double vanities, and a separate shower. Two additional bedrooms, a full bath, and a convenient upper-level laundry complete this level. The basement offers a large recreational room, a full bathroom, and a den that can be easily converted into a fifth bedroom, making it



perfect for guests, in-laws, or teens. It is pre-wired for surround sound, providing an excellent option for a future home theater or entertainment space. Located close to top-rated schools, WinSport, parks, shopping, and with easy access to Bow Trail, Stoney Trail, and the mountains, this home combines space, flexibility, and an exceptional location.

Built in 2013

Essential Information

MLS® #	A2243410
Price	\$990,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,404
Acres	0.10
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	57 Cougar Ridge Close Sw
Subdivision	Cougar Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 0V4

Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached, 220 Volt Wiring
# of Garages	2

Interior

Interior Features	Built-in Features, Central Vacuum, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Vaulted Ceiling(s), Vinyl Windows, Wired for Sound
Appliances	Central Air Conditioner, Dishwasher, Dryer, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Tile
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Awning(s), BBQ gas line, Rain Barrel/Cistern(s)
Lot Description	Backs on to Park/Green Space, Triangular Lot
Roof	Asphalt Shingle
Construction	Stone, Wood Frame, Aluminum Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 25th, 2025
Days on Market	11
Zoning	R-G
HOA Fees	115
HOA Fees Freq.	ANN

Listing Details

Listing Office	Hope Street Real Estate Corp.
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