\$739,900 - 31 Cougarstone Common Sw, Calgary

MLS® #A2229574

\$739,900

4 Bedroom, 4.00 Bathroom, 1,820 sqft Residential on 0.09 Acres

Cougar Ridge, Calgary, Alberta

Welcome to this beautifully cared-for home located on a quiet street in the sought-after community of Cougar Ridge. Offering over 2,400 sq ft of fully finished living space (1,820 sq ft above grade), this home is the perfect blend of comfort, functionality, and style. The main floor features a bright and open layout with a spacious living room, cozy fireplace, and a well-appointed kitchen with ample cabinetry and dining spaceâ€"ideal for entertaining. Enjoy the convenience of main floor laundry and a 2-piece powder room for guests. Upstairs, you'll find three generously sized bedrooms, including a spacious primary suite complete with a luxurious 4-piece ensuite and a massive walk-in closet. Upstairs is completed by a stunning bonus room that features a vaulted ceiling. The fully finished basement adds even more versatility with an additional bedroom and plenty of room for a rec area, gym, or home office. Additional highlights include a double attached garage, air conditioning, and stunning professional landscaping in the west-facing backyardâ€"perfect for summer evenings. This home checks all the boxes for comfortable family living in a fantastic location.







Built in 2004

Essential Information

MLS® # A2229574 Price \$739,900 Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 1,820

Acres 0.09

Year Built 2004

Type Residential

Sub-Type Detached

Style 2 Storey

Status Active

Community Information

Address 31 Cougarstone Common Sw

Subdivision Cougar Ridge

City Calgary

County Calgary
Province Alberta

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Postal Code T3H 5P5

Amenities

Amenities Other

Parking Spaces 4

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Closet Organizers, Granite Counters, Kitchen Island, Open Floorplan,

Pantry, Walk-In Closet(s)

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

Refrigerator, Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Private Yard

Lot Description Back Yard, Landscaped, Level, Rectangular Lot

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed June 16th, 2025

Zoning R-G HOA Fees 119 HOA Fees Freq. ANN

Listing Details

Listing Office RE/MAX House of Real Estate

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