

110 Cougarstone Circle SW
Calgary, Alberta

MLS # A2214814



\$715,000

Division:	Cougar Ridge		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,423 sq.ft.	Age:	2002 (23 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Landscaped, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Smoking Home, See Remarks		

Inclusions: Shed

Welcome to this beautiful family home tucked away on a quiet street in the desirable community of Cougar Ridge. Just steps from the Calgary Waldorf School and a short drive to the Calgary French & International School, Winsport, and the scenic trails of Paskapoo Slopes, this location is perfect for active families. Inside, the bright and spacious open-concept main floor is ideal for both everyday living and entertaining. The kitchen is outfitted with maple cabinetry, quartz countertops, and a generous island. The great room impresses with soaring two-storey vaulted ceilings, a striking feature wall with a gas fireplace, and oversized windows that flood the space with natural light. Rich acacia hardwood flooring adds warmth and character throughout. Upstairs, the primary suite offers a peaceful retreat with a walk-in closet and a 4-piece ensuite. Two additional bedrooms and a full bathroom complete the upper level. The developed basement includes two versatile rooms that can be used as a family room, office, home gym, or additional bedrooms—whatever suits your lifestyle. Step outside to enjoy the private, low-maintenance backyard with mature trees, a spacious deck, and a large interlocking brick patio—perfect for summer entertaining. Located near top-rated schools, parks, shopping, and dining, this home offers a family-friendly lifestyle with easy access to both downtown and the mountains. Located in one of Calgary’s most sought-after communities, this home is TRULY A MUST SEE!!