

# \$556,800 - 28 Country Hills Manor Nw, Calgary

MLS® #A2258743

**\$556,800**

3 Bedroom, 2.00 Bathroom, 1,293 sqft

Residential on 0.08 Acres

Country Hills, Calgary, Alberta

Discover an outstanding opportunity to own this well maintained family home in the highly sought-after community of COUNTRY HILLS.

Situated on a QUIET, FAMILY FRIENDLY STREET, this charming residence offers both comfort and convenience, making it an ideal choice for growing families.

Featuring THREE SPACIOUS bedrooms, a FULL 4-piece bathroom, and a DEDICATED LAUNDRY ROOM on the upper level, this home is designed for practicality and ease. Additionally, a convenient 2-piece bathroom is located on the main floor.

Enjoy effortless access to a variety of local shops, restaurants, and lifestyle amenities, including scenic biking paths, parks, and golf clubs. Recent upgrades enhance the home's value, including a NEWER and LARGER hot water tank (2024), BRAND NEW roof (Sep. 2025), BRAND NEW vinyl siding (Sep. 2025), 220v Electrical outlet for EV vehicle and Air conditioning for added comfort. Nestled in a PRIME LOCATION, this home is within walking distance to essential amenities such as T&T Supermarket, Tim Hortons, Gas Station, and popular restaurants. A short 5-minute drive connects you to Vivo, the public library, Superstore, Home Depot, registry offices, Canadian Tire, Landmark Cinemas, and more. Plus, with quick access to public transportation and a 10-minute drive to Calgary International Airport, commuting is effortless. \*\* The property is currently vacant



so it is easy to show \*\*

Built in 1999

### **Essential Information**

MLS® #	A2258743
Price	\$556,800
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,293
Acres	0.08
Year Built	1999
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	28 Country Hills Manor Nw
Subdivision	Country Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K5C7

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached, Garage Faces Rear
# of Garages	2

### **Interior**

Interior Features	Kitchen Island, Laminate Counters, No Animal Home, Pantry
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes

Basement                      Full, Unfinished

**Exterior**

Exterior Features      Private Yard  
Lot Description        Landscaped, Rectangular Lot  
Roof                      Asphalt Shingle  
Construction          Vinyl Siding, Wood Frame  
Foundation            Poured Concrete

**Additional Information**

Date Listed              September 20th, 2025  
Days on Market        1  
Zoning                    R-CG

**Listing Details**

Listing Office            Grand Realty

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