



68 Cougartown Close Calgary Alberta

\$849,900

Located on a peaceful cul-de-sac just steps from scenic parks and pathways, this beautifully maintained 2,138 sq ft home offers a thoughtful blend of modern upgrades, smart design, and warm community living—perfect for growing families or entertainers at heart. Step into a bright and functional main level showcasing brand new LVT flooring, central air conditioning, and Hunter Douglas blinds—including automated blinds on the main floor. A dedicated front office with an interior pass-through to the living room offers a quiet space for remote work or homework, while the open-concept living area features a cozy gas fireplace and flows effortlessly into the kitchen and dining space. The kitchen is equipped for both style and function, featuring a new dual-range oven, new dishwasher, and direct access to a raised deck—perfect for morning coffee or summer BBQs. Step down to the ground-level patio to unwind in the beautifully landscaped backyard, complete with raised garden beds for your herbs, flowers, or vegetables. Upstairs, a spacious bonus room with a second fireplace serves as the perfect family lounge or play area. The primary suite offers a true retreat with a walk-in closet, jetted soaker tub, and separate shower. Two additional bedrooms and a full bathroom complete the upper level. The fully finished basement is where the fun continues—featuring a theatre room with 120-inch screen, 4K 3D projector, and built-in bar, it's an entertainer's dream. A large rec room offers space for games or lounging, with central vacuum and ample storage for convenience. Additional highlights include a new water heater, oversized garage, and a quiet, family-friendly cul-de-sac just minutes from Calgary's west edge. Enjoy a 15-minute commute to downtown, and quick access to Paskapoo Slopes, ridge trails, playgrounds, green spaces, and top-rated public and private schools, as well as Wi...

Family room 26.00 Ft x 14.00 Ft

Recreational, Games room 15.50 Ft x 14.00 Ft

2pc Bathroom 11.92 Ft x 9.50 Ft

Furnace 16.17 Ft x 8.50 Ft

Storage 10.92 Ft x 3.50 Ft

Foyer 8.00 Ft x 6.00 Ft

Den 10.00 Ft x 10.00 Ft

Other 7.92 Ft x 3.92 Ft

Laundry room 5.92 Ft x 5.17 Ft

2pc Bathroom 5.00 Ft x 5.00 Ft

Primary Bedroom 17.58 Ft x 14.92 Ft

Other 10.33 Ft x 4.42 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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Kitchen12.92 Ft x 12.92 Ft

Pantry4.67 Ft x 4.67 Ft

Dining room12.92 Ft x 7.92 Ft

Living room14.50 Ft x 14.00 Ft

4pc Bathroom8.92 Ft x 8.50 Ft

Bedroom11.92 Ft x 9.50 Ft

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