100 Coach Manor Rise SW

Calgary | Active | MLS® A2356729

$529,900









Bedrooms	Bathrooms	Year Built	Living area
3	**2**	**1979**	**1,211.49 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by RE/MAX Complete Realty

A closer look

*** OPEN HOUSE Saturday Nov 21, 2026 2-4PM *** Great opportunity in the highly sought after community of Coach Hill. Situated on a quiet street, this well maintained two story home offers comfortable living spaces and an excellent location close to schools, a dog park, and shopping, with easy access to downtown and the mountains. The main floor features a warm and inviting living room with a wood burning fireplace. The spacious kitchen offers plenty of room for everyday living, with sliding doors leading to a two-tier deck and a peaceful backyard, perfect for relaxing or entertaining. Upstairs, you'll find three bedrooms, including a spacious primary retreat with its own private balcony, an ideal spot for morning coffee. Recent updates include newer windows, plus a new furnace and hot water tank installed in 2026. The unfinished basement offers excellent potential for future development, giving you the option to create additional living space tailored to your needs. With its quiet location, thoughtful updates, private primary balcony, wood burning fireplace, and convenient access to amenities, downtown, and the mountains, this home offers comfort, potential, and an excellent opportunity to call Coach Hill home.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2356729
Bedrooms	3
Bathrooms	2
Year Built	1979
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	1,211.49 sq. ft.
Main Level Finished Area:	609.67 sq. ft.

Upper Level Finished Area:	601.89 sq. ft.
Acreage:	No
Lot Area:	3,401 sq. ft.
Lot Frontage:	34'1½"
Front Exposure:	West
Levels:	Two
Total Rooms Above Grade:	6
Year built:	1979 (Age: 47)
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:1, Half:1)
Num Ensuite Baths:	0
Plan:	7711801
Heating:	Fireplace(s), Forced Air, Natural Gas
Basement:	Full, Unfinished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Vinyl Siding
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Ceramic Tile, Laminate
Cooling:	None
Fireplaces:	1

Fireplace Details:	Wood Burning
Garage:	No
Parking:	Parking Pad
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Basement
City Quadrant:	Southwest
Community:	Coach Hill
Appliances:	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator
Inclusions:	2 Sheds
Restrictions:	None Known
Main Floor	Living Room · 19'1" × 10'5" ·
Main Floor	Kitchen · 10' × 9'8" ·
Main Floor	Dining Room · 10'4" × 9'3" ·
Main Floor	Pantry · 3' × 1'9" ·
Upper Level	Bedroom - Primary · 16'11" × 10'2" ·
Upper Level	Bedroom · 13'2" × 9'8" ·
Upper Level	Bedroom · 9'4" × 8' ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks
Interior Features:	Vinyl Windows
Exterior Features:	BBQ gas line
Patio And Porch Features:	Deck
Lot Features:	No Back Lane, Private
Num. of Parcels:	0
Fencing:	Fenced

Region:	Calgary
Zone:	CAL Zone W
Zoning:	R-C2
Listed Date:	Nov 05, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/100-coach-manor-rise-sw-calgary-a2356729/

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