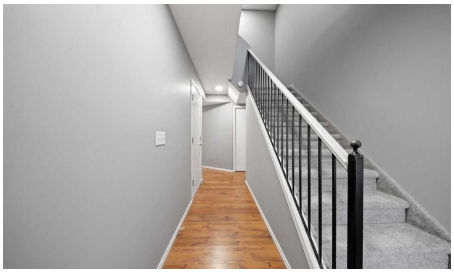
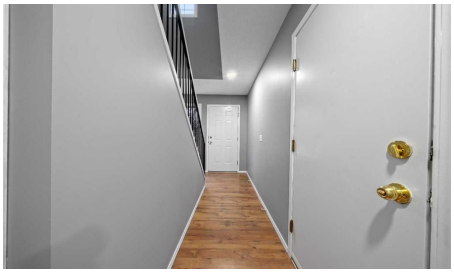
13 Country Hills Rise NW

Calgary | Active | MLS® A2350591

$329,900









Bedrooms	Bathrooms	Year Built	Living area
3	**2**	**1997**	**1,183.2 sq. ft.**

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403-830-5152 | tiwana@maltiwana.ca

Listed by Real Broker

A closer look

OPEN HOUSE Sunday - November 22, 2026 - 2:00 pm to 4:00 pm Welcome to 13 Country Hills Rise NW, a FRESHLY PAINTED, move-in-ready home with 3 bedrooms, 1.5 bathrooms, and a great Country Hills location directly across from a park.

The bright, open-concept main floor offers a functional kitchen with stainless steel appliances and a CHEF-STYLE STAINLESS STEEL COUNTERTOP, providing a durable workspace for everyday cooking. The spacious living room features a COZY FIREPLACE perfect for relaxing evenings or gathering with family and friends. New LED lighting adds a fresh, modern touch throughout the home.

Upstairs, three comfortable bedrooms and a full bathroom offer a practical layout for families, first-time buyers, or investors. The partially finished basement offers additional space for a home gym, entertainment area, or recreation room.

A single-car garage and an additional parking pad provide convenient parking, while a hot water tank installed in 2025 adds peace of mind.

With a park just across the street and schools, shopping, restaurants, and transit nearby, this home brings together comfort and everyday convenience. Fresh paint, thoughtful updates, and a welcoming layout make this Country Hills home ready for its next chapter.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2350591
Bedrooms	3
Bathrooms	2
Year Built	1997
Property Type:	Residential
Property Sub Type:	Row/Townhouse
Condo Type:	Bare Land Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey

Total Living Area:	1,183.2 sq. ft.
Main Level Finished Area:	548.03 sq. ft.
Upper Level Finished Area:	635.17 sq. ft.
Below Grade Finished Area:	508.27 sq. ft.
Condo Fee:	$388.24
Condo Fee Includes:	Common Area Maintenance, Professional Management, Reserve Fund Contributions, Residential Manager, Snow Removal
Lot Area:	1,538 sq. ft.
Lot Frontage:	18'1"
Lot Details:	5.5 x 25.97
Front Exposure:	Southeast
Entry Level:	1
Levels:	Two
End Unit:	2+ Common Walls
Total Rooms Above Grade:	6
Year built:	1997 (Age: 29)
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:	9712179
Heating:	Fireplace(s), Forced Air
Basement:	Partial, Partially Finished, None
Foundation:	Poured Concrete

New Constr.:	No
Construction Material:	Brick, Concrete, Vinyl Siding, Wood Frame
Structure Type:	Five Plus
Roof:	Shingle
Ensuite:	No
Flooring:	Carpet, Laminate
Cooling:	None
Fireplaces:	1
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	1
Parking:	Concrete Driveway, Off Street, Parking Pad, Secured, Single Garage Attached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Basement
Condo Fee Frequency:	Monthly
City Quadrant:	Northwest
Condo Name:	Countryside Villas
Community:	Country Hills
Amenities:	Park, Playground, Snow Removal
Appliances:	Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer
Inclusions:	wooden table in the basement
Restrictions:	Board Approval
Pets Allowed:	Yes
Main Floor	Dining Room · 8'7" × 6'6" ·

Main Floor	Kitchen · 9'8" × 8'8" ·
Main Floor	Living Room · 17'3" × 9'8" ·
2nd Floor	Bedroom · 12'2" × 8'5" ·
2nd Floor	Bedroom · 12'2" × 8'5" ·
2nd Floor	Bedroom - Primary · 13'1" × 12'1" ·
Basement	Game Room · 16'7" × 12'10" ·
Title to Land:	Fee Simple
Community Features:	Golf, Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Ceiling Fan(s), Laminate Counters, Metal Counters
Exterior Features:	Lighting, Playground
Patio And Porch Features:	Patio
Lot Features:	Landscaped, Street Lighting
Num. of Parcels:	0
Fencing:	Partial
Region:	Calgary
Zone:	CAL Zone N
Zoning:	M-CG d44
Listed Date:	Oct 06, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/13-country-hills-rise-nw-calgary-a2350591/

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Data was last updated November 23, 2026 at 02:05 PM (UTC)

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