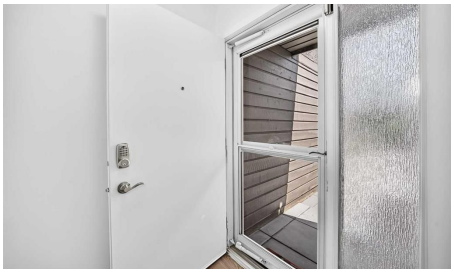
205 829 Coach Bluff Crescent SW

Calgary | Active | MLS® A2324319

$395,000









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**1977**	**959.9 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by RE/MAX House of Real Estate

A closer look

Welcome to Coach Hill Meadows, a well-managed condominium community in the highly sought-after neighbourhood of Coach Hill. This beautifully renovated 2-bedroom townhome offers exceptional value with over 1300 sq ft of developed living space

The main level features elegant vinyl plank flooring and a bright kitchen complete with quartz countertops, soft-close cabinetry and stainless-steel appliances. The adjoining dining area flows seamlessly into the inviting living room, highlighted by a corner wood-burning fireplace and a sliding patio door that opens to the west-facing backyard.

Upstairs, the spacious primary bedroom easily accommodates a king-size bed and is complemented by a second bedroom and a stunning 5-piece bathroom. The fully developed basement enhances the home’s functionality, offering a generous recreation area, a 3-piece bathroom, ample storage and laundry pair

Additional features include an assigned parking stall, visitor parking, and convenient street parking. This pet-friendly complex is ideally located close to schools, shopping, dining, transit, walking/biking paths, and major roadways-including the ring road-ensuring an efficient commute in any direction. Book your private showing today!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2324319
Bedrooms	2
Bathrooms	2
Year Built	1977
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:	959.9 sq. ft.
Main Level Finished Area:	482.8 sq. ft.
Upper Level Finished Area:	477.1 sq. ft.
Below Grade Finished Area:	363.7 sq. ft.
Condo Fee:	$540.00
Condo Fee Includes:	Common Area Maintenance, Insurance, Reserve Fund Contributions, Snow Removal, Trash
Lot Area:	1 sq. ft.
Lot Frontage:	1'
Front Exposure:	South
Unit Exposure:	South
Floor Location:	Ground
Entry Level:	1
Levels:	Two
End Unit:	2+ Common Walls
Total Rooms Above Grade:	4
Year built:	1977 (Age: 49)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	0
Plan:	7810758
Heating:	Central, Fireplace(s), Floor Furnace
Basement:	Full, Finished, Other

Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Wood Frame, Wood Siding
Structure Type:	Other
Roof:	Asphalt
Ensuite:	No
Flooring:	Ceramic Tile, Vinyl Plank
Cooling:	None
Fireplaces:	1
Fireplace Details:	Wood Burning
Garage:	No
Garage Spaces:	1
Parking:	Assigned, Stall
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Basement
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Coach Bluff Meadows
Community:	Coach Hill
Amenities:	Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Range, Gas Dryer, Microwave Hood Fan, Refrigerator, Washer
Inclusions:	N/A
Restrictions:	None Known
Pets Allowed:	Restrictions, Yes

Main Floor	Entrance · 5'1" × 4'8" ·
Main Floor	Kitchen With Eating Area · 10'11" × 10'1" ·
Main Floor	Living Room · 18'2" × 14'3" ·
2nd Floor	Bedroom · 11' × 8'11" ·
2nd Floor	Bedroom - Primary · 12'7" × 11'8" ·
Basement	Flex Space · 18'2" × 13'8" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Pool, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Tennis Court(s), Walking/Bike Paths
Interior Features:	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan
Exterior Features:	Private Entrance
Patio And Porch Features:	Deck
Lot Features:	Corner Lot
Num. of Parcels:	0
Fencing:	None
Region:	Calgary
Zone:	CAL Zone W
Zoning:	M-C1 d38
Listed Date:	Jun 25, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/205-829-coach-bluff-crescent-sw-calgary-a2324319/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

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