



**GRASSROOTS**  
REALTY GROUP

587-777-7276  
yuri@grassrootsrealtygroup.ca

1107, 151 Country Village Road NE  
Calgary, Alberta

MLS # A2326664



**\$379,900**

<b>Division:</b>	Country Hills Village		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	987 sq.ft.	<b>Age:</b>	2004 (22 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

**Heating:** Baseboard

**Floors:** Hardwood, Vinyl Plank

**Roof:** -

**Basement:** -

**Exterior:** Brick, Vinyl Siding

**Foundation:** -

**Features:** Breakfast Bar, Ceiling Fan(s), Double Vanity, Open Floorplan, Pantry

**Water:** -

**Sewer:** -

**Condo Fee:** \$ 689

**LLD:** -

**Zoning:** DC

**Utilities:** -

**Inclusions:** NA

Welcome to Country Estates on the Cove! This beautifully updated ground-floor 1 bedroom, 1 bathroom unit offers 987 sq. ft. of bright, comfortable living space in a sought-after adult living community. Recent renovations include fresh paint throughout, updated lighting, added pot lights, refinished kitchen cabinetry, a renovated bathroom with new flooring, vanity countertop and mirror, and a custom built-in desk in the office. The functional open-concept layout features a spacious kitchen with breakfast bar and corner pantry, a dining area perfect for entertaining, and a cozy living room and access to the private covered balcony. The generous primary bedroom includes a walk-in closet, while central air conditioning, in-suite laundry, and titled underground parking provide everyday convenience. Enjoy an exceptional lifestyle with outstanding amenities including an indoor pool and hot tub, bowling alley, fitness room, library, craft room, games room, social lounge, car wash bay, and more. Move-in ready and offering maintenance-free living in a vibrant community