

# \$795,000 - 735 Schooner Cove Nw, Calgary

MLS® #A2212009

**\$795,000**

4 Bedroom, 3.00 Bathroom, 1,849 sqft

Residential on 0.14 Acres

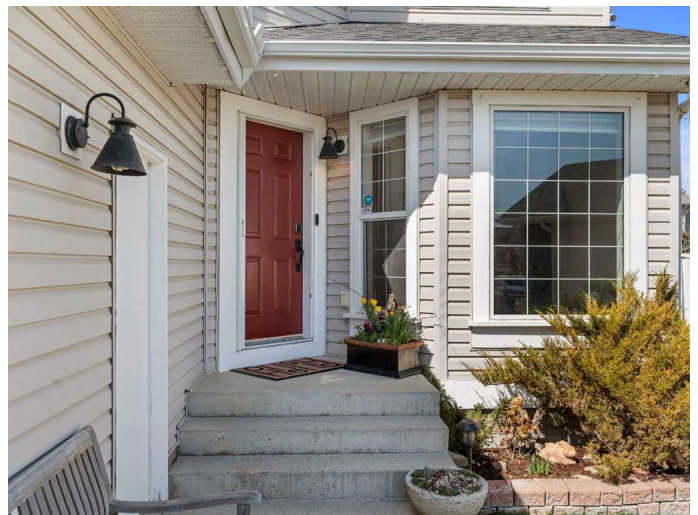
Scenic Acres, Calgary, Alberta

Pride of ownership is evident in this meticulously maintained, first-time-on-the-market home. Perfect for families and entertaining, it boasts a spacious main floor with hardwood flooring, a kitchen featuring a large island and breakfast nook, and a living room with a gas fireplace. A formal dining room, attached double garage access, and a powder room complete this level. Upstairs, find a generous primary suite with a walk-in closet and a luxurious 5-piece ensuite (soaker tub, shower, dual sinks), plus two additional bedrooms and a 4-piece bathroom. The finished basement offers another bedroom, a living room, and ample storage. Enjoy central AC, a professionally landscaped backyard backing onto a greenbelt, and an oversized, maintenance-free deck with a hot tub. This exceptional home is a must-see!

Built in 1996

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2212009  |
| Price          | \$795,000 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,849     |
| Acres          | 0.14      |



|            |             |
|------------|-------------|
| Year Built | 1996        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | 2 Storey    |
| Status     | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 735 Schooner Cove Nw |
| Subdivision | Scenic Acres         |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T3L 1Y8              |

### Amenities

|                |                                                  |
|----------------|--------------------------------------------------|
| Amenities      | None                                             |
| Parking Spaces | 4                                                |
| Parking        | Double Garage Attached, Heated Garage, Insulated |
| # of Garages   | 2                                                |

### Interior

|                   |                                                                                                                                      |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Central Vacuum, Kitchen Island, Open Floorplan, Pantry, Storage                                                                      |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                                                                           |
| Cooling           | Central Air                                                                                                                          |
| Fireplace         | Yes                                                                                                                                  |
| # of Fireplaces   | 1                                                                                                                                    |
| Fireplaces        | Gas, Living Room                                                                                                                     |
| Has Basement      | Yes                                                                                                                                  |
| Basement          | Finished, Full                                                                                                                       |

### Exterior

|                   |                                              |
|-------------------|----------------------------------------------|
| Exterior Features | BBQ gas line                                 |
| Lot Description   | Backs on to Park/Green Space, Pie Shaped Lot |
| Roof              | Asphalt Shingle                              |
| Construction      | Brick, Vinyl Siding, Wood Frame              |
| Foundation        | Poured Concrete                              |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 16th, 2025 |
| Days on Market | 13               |
| Zoning         | R-CG             |
| HOA Fees       | 62               |
| HOA Fees Freq. | ANN              |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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