

\$1,000,000 - 5619 Coach Hill Road Sw, Calgary

MLS® #A2262772

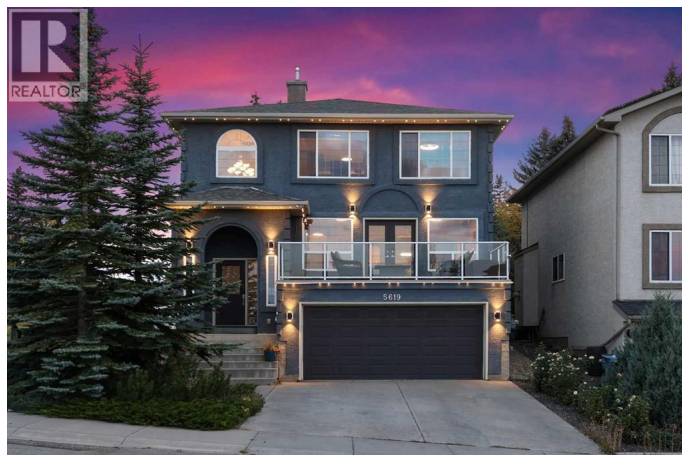
\$1,000,000

3 Bedroom, 4.00 Bathroom, 2,291 sqft

Single Family on 0.09 Acres

Coach Hill, Calgary, Alberta

Tucked at the end of a cul-de-sac in Coach Hill, this beautifully maintained two-storey backs directly onto green space and serves up wide-open views of Calgary's skyline. Inside, you'll find over 3,100 square feet of thoughtfully designed living space—completely move-in ready and filled with natural light. The main floor is open and airy with oversized windows, a bright front living room with French doors opening directly to a large front balcony, where you'll actually want to spend time—coffee, wine, and Stampede fireworks—all included. The kitchen blends warmth and function with solid wood cabinetry, built-in pantry, granite countertops, stainless appliances, and a layout that connects easily to the breakfast nook, dining, and family room. Whether you're hosting or unwinding, this space works. Upstairs, the primary suite takes advantage of the naturally private surroundings, and includes a large walk-in closet plus a relaxing 4pc ensuite with a deep soaker tub. Two more bedrooms, an upgraded 3 pc bathroom with a huge walk-in shower, and a sunny flex space, with views, give everyone room to spread out. The finished lower level checks all the boxes for hangouts, hobbies, or guest space—with a fireplace, full 4pc bathroom, storage, plenty of space to add a fourth bedroom if needed. Out back, the yard is private, fully landscaped with new sod and mature trees. The double garage is EV-ready, and there's a programmable Gemstone



lighting on the exterior.Recent upgrades include a new roof, A/C, high-efficiency furnace, modern lighting, newer carpet, and full interior/exterior paintâ€”almost everythingâ€™s been done for you.Just minutes to Westside Rec Centre, COP, schools, the LRT, downtown, and the mountains. Quiet, connected, and completely dialed inâ€”this home is one of Coach Hillâ€™s best values for commuters and regular mountain visitors (id:6289)

Built in 2002

Essential Information

Listing #	A2262772
Price	\$1,000,000
Bedrooms	3
Bathrooms	4.00
Half Baths	1
Square Footage	2,291
Acres	0.09
Year Built	2002
Type	Single Family
Sub-Type	Freehold

Community Information

Address	5619 Coach Hill Road Sw
Subdivision	Coach Hill
City	Calgary
Province	Alberta
Postal Code	T3H2A2

Amenities

Amenities	Park, Playground
Features	Cul-de-sac, Treed, Other, PVC window, French door, Closet Organizers, No Smoking Home
Parking Spaces	4
Parking	Attached Garage, Concrete, See Remarks
# of Garages	2

Interior

Appliances	Washer, Refrigerator, Range - Electric, Dishwasher, Dryer, Microwave, Freezer, Garburator, Hood Fan, Window Coverings, Garage door opener
Heating	Natural gas Central heating, Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	2
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Stone, Stucco
Exterior Features	Garden Area, Landscaped, Lawn
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	RE/MAX Complete Realty
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