

# \$450,000 - 219 Coachway Lane Sw, Calgary

MLS® #A2213403

**\$450,000**

3 Bedroom, 3.00 Bathroom, 1,572 sqft

Residential on 0.00 Acres

Coach Hill, Calgary, Alberta

Welcome to Coachway Gardens â€” a family-friendly, pet-welcoming complex in the heart of Coach Hill, one of Calgaryâ€™s most established and scenic west-side neighborhoods. This bright and spacious 3-bedroom, 2.5-bathroom townhome offering 1572 SQFT of living space, with a layout that really works for everyday life.

Tucked into a quiet area of the complex, this unit feels private and peaceful â€” a real bonus if you like a bit of quiet at the end of the day. Inside, youâ€™re greeted with easy-to-clean tile floors at the entry and hardwood stairs leading up to the main living space. The open layout feels light and airy, thanks to newer vinyl windows that let in loads of natural light.

The kitchen has modern stainless steel appliances and flows right into the dining and living areas, making it easy to stay connected whether you're cooking dinner or hanging out with friends. There's also a convenient half bath, laundry room and storage on the lower level, finished with tile for easy maintenance.

Upstairs, you'll find three comfortable bedrooms, including a spacious primary with its own private ensuite â€” great if you like having your own little retreat. Both bathrooms feature granite counter vanities.

The home also comes with a single attached



garage, a front driveway for extra parking, and condo fees that include water â€” plus, it's in a great location with easy access to transit, nearby walking trails, amenities and just a short drive to downtown Calgary.

Built in 1988

### Essential Information

MLS® #	A2213403
Price	\$450,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,572
Acres	0.00
Year Built	1988
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	219 Coachway Lane Sw
Subdivision	Coach Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 2V9

### Amenities

Amenities	Parking, Snow Removal, Visitor Parking
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	No Animal Home, No Smoking Home, Vinyl Windows
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Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Central, Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Basement	None

## Exterior

Exterior Features	Balcony, Lighting
Lot Description	Fruit Trees/Shrub(s), Landscaped
Roof	Concrete
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 20th, 2025
Days on Market	18
Zoning	M-CG

## Listing Details

Listing Office	2% Realty
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