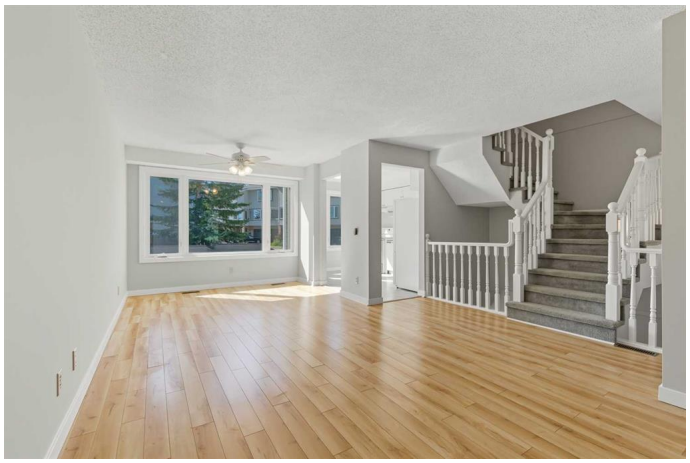
$410,000 - 12 Coachway Gardens Sw, Calgary

MLS® #A2257840

$410,000
3 Bedroom, 3.00 Bathroom, 1,203 sqft
Residential on 0.00 Acres



Coach Hill, Calgary, Alberta

Freshly Updated home with new paint, and updated kitchen - this 3-bedroom, 2.5-bathroom townhouse is ready for its next chapter. Perfectly situated in the desirable southwest community of Coach Hill, this well-managed complex offers comfort, convenience, and peace of mind.
Step inside to a welcoming entry level featuring a spacious foyer, convenient laundry, 2-piece bath, extra storage, and direct access to your attached single garage (plus an additional parking space right in front).
On the second floor, youâ€™ll find a bright and welcoming living space. The south-facing dining room is filled with natural light and flows seamlessly into a generously sized living room with a cozy wood-burning fireplace. Just off the dining area, the sunlit kitchen is thoughtfully designed with ample cabinetry and counter spaceâ€”perfect for everyday living and entertaining.
The top floor is home to three generously sized bedrooms, including a large primary suite with ample closet space and a private 3-piece ensuite. Two additional bedrooms, a full 4-piece bath, and a linen closet complete this level.
This well-maintained complex boasts newer windows and a long-lasting clay tile roof. The location canâ€™t be beatâ€”close to schools, shopping, fitness centres, and grocery stores, with quick access to Bow Trail, Stoney Trail, downtown (just 15 minutes), and Highway 1 for an easy getaway to the mountains.

A must-see propertyâ€”ideal for first-time buyers, young families, or a savvy investor. Book your private showing today!

Built in 1988

Essential Information

MLS® #	A2257840
Price	$410,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,203
Acres	0.00
Year Built	1988
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	12 Coachway Gardens Sw
Subdivision	Coach Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 2V9

Amenities

Amenities	Parking, Trash, Visitor Parking
Parking Spaces	2
Parking	Driveway, Garage Door Opener, Garage Faces Front, Off Street, Parking Pad, Paved, Single Garage Attached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Laminate Counters, No Animal Home, Storage, Vinyl Windows

Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Heating	Central, Fireplace(s), Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas Starter, Living Room, Mantle, Wood Burning
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Balcony, Private Entrance
Lot Description	Gentle Sloping, Landscaped, Low Maintenance Landscape, No Neighbours Behind, Paved, Street Lighting
Roof	Clay Tile
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 17th, 2025
Days on Market	1
Zoning	M-CG d44

Listing Details

Listing Office	CIR Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.