

# \$777,900 - 169 Coral Sands Terrace Ne, Calgary

MLS® #A2262149

**\$777,900**

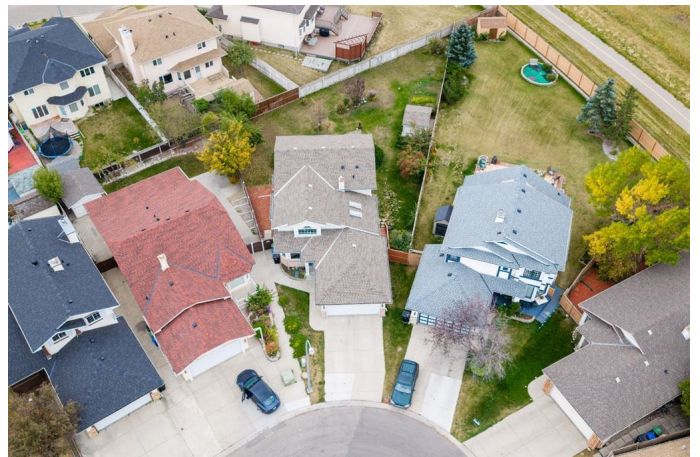
5 Bedroom, 4.00 Bathroom, 2,023 sqft  
Residential on 0.22 Acres

Coral Springs, Calgary, Alberta

Welcome to this beautifully maintained classical home nestled in the heart of Coral Springs, one of Calgary's most desirable lake communities. Situated on an impressive 9,400 sq ft R-CG ZONING lot in a peaceful cul-de-sac, this property offers the perfect blend of comfort, privacy, and convenience. Spacious Layout: Approximate 2,000 sq ft of above-grade living space designed for family living and entertaining including one bedroom basement with one full washroom and kitchen. Prime Location: Walking distance to schools, parks, the lake, community recreation centre, shopping areas, and public transit. Outdoor Living: Expansive lot ideal for gatherings, gardening, or future outdoor enhancements. Convenient Access: Quick routes to Stoney Trail and McKnight Blvd, ensuring smooth connectivity across the city. Exclusive Lake Access: Enjoy year-round activities—swimming, paddle-boarding, skating, and community events—all within your neighbourhood. This home blends classic charm with modern livability, offering a serene setting just steps from the lake. Perfect for growing families or anyone seeking the lifestyle and prestige of a lakeside community.

Built in 1993

## Essential Information



|                |               |
|----------------|---------------|
| MLS® #         | A2262149      |
| Price          | \$777,900     |
| Bedrooms       | 5             |
| Bathrooms      | 4.00          |
| Full Baths     | 4             |
| Square Footage | 2,023         |
| Acres          | 0.22          |
| Year Built     | 1993          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 3 Level Split |
| Status         | Active        |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 169 Coral Sands Terrace Ne |
| Subdivision | Coral Springs              |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3J3J4                     |

### Amenities

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

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Central Vacuum, Chandelier, High Ceilings, No Animal Home            |
| Appliances        | Dishwasher, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer/Dryer |
| Heating           | Forced Air                                                                           |
| Cooling           | None                                                                                 |
| Fireplace         | Yes                                                                                  |
| # of Fireplaces   | 1                                                                                    |
| Fireplaces        | Living Room, Electric                                                                |
| Has Basement      | Yes                                                                                  |
| Basement          | Finished, Crawl Space, See Remarks                                                   |

**Exterior**

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Other           |
| Lot Description   | Cul-De-Sac      |
| Roof              | Asphalt Shingle |
| Construction      | Vinyl Siding    |
| Foundation        | Poured Concrete |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 7th, 2025 |
| Days on Market | 14                |
| Zoning         | R-CG              |
| HOA Fees       | 390               |
| HOA Fees Freq. | ANN               |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | PREP Realty |
|----------------|-------------|

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