

\$629,000 - 6019 Coach Hill Road Sw, Calgary

MLS® #A2219030

\$629,000

3 Bedroom, 3.00 Bathroom, 1,268 sqft

Residential on 0.11 Acres

Coach Hill, Calgary, Alberta

**** Open house Saturday May 10th 1:00pm - 3:00pm**** Timeless charm and great value in this 2 story home nestled in the heart of Coach Hill! Located directly across from Coach Hill Park and scenic walking paths, this charming home sits on a large pie-shaped lot and offers over 1,670 sq.ft. of developed living space—a rare opportunity to own in one of Calgary's most established westside communities. Step inside to a warm and inviting main floor where a wood-burning fireplace with classic brick mantle and large picture windows create a cozy, sun-filled atmosphere. The spacious living room is perfect for relaxing or entertaining, while the kitchen provides ample cabinetry, generous counter space, and stainless steel appliances. Upstairs, you'll find 3 generous bedrooms, each with its own personality and plenty of natural light. The primary bedroom overlooks the park, and a 4-piece ensuite bathroom completes the upper level. The fully finished basement expands your living space with a huge recreation area, den, second 4-piece bathroom, laundry room, and plenty of storage—ideal for hobbies, guests, or a home office.

Outside, enjoy the sunny southeast-facing backyard—a tranquil retreat featuring a private deck, large patio, and mature trees that provide both shade and privacy. The double attached garage offers ample space for your vehicle and gear. Recent updates include a new roof, new furnace, and new hot water tank, offering peace of mind for years to come.



Located less than 15 minutes to downtown with easy access to major routes, schools, parks, and amenities, this property offers the charm of an established neighborhood with the space and updates to move right in. Come experience this classic Coach Hill gem—book your private showing today!

Built in 1978

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2219030 |
| Price | \$629,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,268 |
| Acres | 0.11 |
| Year Built | 1978 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 6019 Coach Hill Road Sw |
| Subdivision | Coach Hill |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3H 1B3 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Built-in Features, Closet Organizers, Laminate Counters, See Remarks, Storage |
| Appliances | Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating | Forced Air |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Wood Burning, Brick Facing |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---|
| Exterior Features | Garden, Lighting, Other, Private Yard |
| Lot Description | Back Yard, Front Yard, Landscaped, Lawn, Other, Pie Shaped Lot, Private, See Remarks, Irregular Lot |
| Roof | Asphalt Shingle |
| Construction | Composite Siding, Other |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 7th, 2025 |
| Days on Market | 15 |
| Zoning | R-CG |

Listing Details

| | |
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| Listing Office | eXp Realty |
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