

# \$829,900 - 93 Coral Reef Crescent Ne, Calgary

MLS® #A2252304

**\$829,900**

6 Bedroom, 3.00 Bathroom, 1,260 sqft

Residential on 0.10 Acres

Coral Springs, Calgary, Alberta

EXTENSIVELY RENOVATED | Bungalow |  
Lake Access | LIGHT & BRIGHT | 6 Beds & 3  
Baths | OVERSIZED DOUBLE GARAGE |  
CUSTOM FINISHES THROUGH OUT | 2300+  
SQ FT of living space | OVER \$250,000 IN  
UPGRADES | On a very quite Street!

Welcome to this meticulously renovated bungalow in the sought-after North Coral springs community. The main floor features a Master bedroom with a large 4 pc & a closet, 2 Additional bedrooms with an additional 3pc bathroom, laundry room. Open concept Living, Dining & the kitchen showcases custom shaker-style white cabinetry with subtle textural accents, complemented by thick quartz countertops and a stunning island with a waterfall edge. High-end stainless steel appliances. Basement (Illegal suite) with 3 bedroom, 4 pc bathroom & a kitchen an entertainment/Rec/gaming room! Separate entrance, Separate Laundry. Book a showing today to view this lovely home to get the full experience of all it has to offer or visit the 3D Tour!!

Built in 2000

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2252304  |
| Price     | \$829,900 |
| Bedrooms  | 6         |
| Bathrooms | 3.00      |



|                |             |
|----------------|-------------|
| Full Baths     | 3           |
| Square Footage | 1,260       |
| Acres          | 0.10        |
| Year Built     | 2000        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 93 Coral Reef Crescent Ne |
| Subdivision | Coral Springs             |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T3J 3Y4                   |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Picnic Area            |
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                                                 |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, See Remarks, Separate Entrance, Vinyl Windows |
| Appliances        | Dishwasher, Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings                                      |
| Heating           | Forced Air                                                                                                                      |
| Cooling           | None                                                                                                                            |
| Fireplace         | Yes                                                                                                                             |
| # of Fireplaces   | 1                                                                                                                               |
| Fireplaces        | Electric                                                                                                                        |
| Has Basement      | Yes                                                                                                                             |
| Basement          | Exterior Entry, Finished, Full, Suite                                                                                           |

### Exterior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Exterior Features | Private Yard                                                      |
| Lot Description   | Back Yard, Cul-De-Sac, Front Yard, Greenbelt, Lawn, No Neighbours |

|              |                    |
|--------------|--------------------|
|              | Behind             |
| Roof         | Asphalt            |
| Construction | Stucco, Wood Frame |
| Foundation   | Poured Concrete    |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 28th, 2025 |
| Days on Market | 71                |
| Zoning         | R-C1              |
| HOA Fees       | 400               |
| HOA Fees Freq. | ANN               |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | AMG Realty |
|----------------|------------|

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