$899,900 - 91 Coral Springs Boulevard Ne, Calgary

MLS® #A2251467

$899,900

4 Bedroom, 4.00 Bathroom, 2,298 sqft
Residential on 0.14 Acres

Coral Springs, Calgary, Alberta

Corner Lot | RV Parking | Directly Across From Coral Springs Residence Association & Lake | View of Lake from Front Windows | Heated Double Garage | Concrete RV Parking | Shed | Underground Sprinkler System | Updated Furnace & Hot Water Tank within 2 Years | New Stove 2025 | Shampooed Carpets | Freshly Painted Basement | Massive Family Home | 2,299 SqFt | 4 Bedrooms | 3.5 Bathrooms | Open & Functional Floor Plan | Incredible Natural Light | 2 Main Level Living Rooms | Formal Dining Room | Breakfast Nook | Sizeable Kitchen | Pantry | Main Level Laundry | Sun Room | 4 Upper Level Bedrooms | Primary Ensuite | Finished Basement | Great Entertainment Space | Wet Bar | Fully Fenced Backyard | Patio | Garden Beds | Lawn Space | Expansive RV Parking | Front Attached Double Garage with Built-in Shelving & a Refrigerator | Incredible Location | Transit Stop & School Bus Stop Across the Street | Easy Access to McKnight Blvd NE & Stoney Trail. Welcome to your gorgeous & spacious family home boasting 3,258 SqFt of developed living space throughout the main, upper and basement levels. This home is located in the heart of Coral Springs with the residence association and lake directly across the street. The front attached garage & driveway is great for personal vehicles while the gated side entry RV Parking is perfect for your trailer! The main level has both an open and functional floor plan with ample living space. The first living room is centred with a

fireplace and the 2nd is framed with large windows. The dedicated dining room is perfect for when you host friends and family for special occasions. The open floor plan kitchen and breakfast area makes a comfortable and intimate setting for meals with your immediate family. The kitchen is outfitted with white appliances, ample cabinet space, a centre island with additional cabinetry and a corner pantry for dry goods. Off the breakfast nook is a door to your SUN ROOM! This covered and sunny space is where you'll enjoy all your outdoor meals, read your next book or take an afternoon nap. The main level is complete with a 2pc bath and a laundry room with a sink for prep work. Upstairs holds 4 grand bedrooms. The primary has a deep walk-in closet and private 4pc ensuite. Bedrooms 2, 3 & 4 share the 4pc bath with a tub/shower combo. Downstairs is to be explored with comfort and fun! A grand rec room and wet bar make this a true entertainment space. The arched walls that separate the rec room and family room add character and depth to the space without blocking any living space. The basement has a 4pc bath on this level too. This home has great storage downstairs and the utility room is hosted here too. Outside is a gorgeous backyard where you'll invite everyone to see! The sun room leads to a patio framed with garden boxes and then a lawn for kids to play. This home is one you won't want to miss. Hurry and book your showing at this incredible family home today!

Built in 1991

Essential Information

MLS® #	A2251467
Price	$899,900
Bedrooms	4
Bathrooms	4.00

Full Baths	3
Half Baths	1
Square Footage	2,298
Acres	0.14
Year Built	1991
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	91 Coral Springs Boulevard Ne
Subdivision	Coral Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 3J4

Amenities

Amenities	Clubhouse, Other
Parking Spaces	6
Parking	Concrete Driveway, Double Garage Attached, Driveway, Garage Faces Front, On Street, RV Access/Parking, RV Gated
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Soaking Tub, Walk-In Closet(s), Wet Bar
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Lighting, Private Yard, Rain Gutters
Lot Description	Back Yard, Corner Lot, Lawn, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 28th, 2025
Days on Market	6
Zoning	R-CG
HOA Fees	399
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX Crown

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.