



# 156 Hotchkiss Common Calgary Alberta

\$809,000

This home offers 4 bedrooms and 2.5 bathrooms, featuring 9-foot ceilings on both the foundation and main floors. It includes a side entrance, perfect for a future potential development. The kitchen is equipped with an upgraded gas range and high-quality cabinets with extended upper cabinetry, all complemented by quartz countertops. Luxury vinyl plank flooring extends throughout the main floor, while the natural gas fireplace is elegantly finished with full tile to the ceiling. For added convenience, the upper floor boasts a laundry area with linen storage, and the garage has been enhanced with an extra 4 feet of width. Photos are representative.

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Great room 17.00 Ft x 13.00 Ft  
Dining room 11.50 Ft x 10.00 Ft  
Other 11.50 Ft x 10.50 Ft  
2pc Bathroom .00 Ft x .00 Ft  
5pc Bathroom .00 Ft x .00 Ft  
4pc Bathroom .00 Ft x .00 Ft

Primary Bedroom 13.50 Ft x 12.50 Ft  
Bedroom 10.42 Ft x 12.33 Ft  
Bedroom 11.25 Ft x 10.33 Ft  
Bedroom 9.50 Ft x 10.50 Ft  
Bonus Room 14.75 Ft x 10.17 Ft

Listing Presented By:



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