



13 HAWTHORNE Crescent Calgary Alberta

\$1,549,900

WELCOME to this QUAIN BUNGALOW on a SPACIOUS .28 lot (11,991 Sq Ft) located on a QUIET Crescent in the Highly Desirable Community of Hounsfield/Briar Hill with AMAZING CITY VIEWS. This HOME offers 1675.48 Sq Ft of Developed space brimming with Potential while you live there, whether you build. The EXPANSIVE Backyard offers ample space for outdoor activities, gardening, or future landscaping projects. Perfect for those who love to entertain or enjoy a PRIVATE RETREAT. Sit out on the Patio as you enjoy your morning coffee, making it a wonderful start to your day. This LOCATION is IDEAL as you go up the steps of the front porch and look out at the view of the LARGE PARK in front. It is PRIVATE and CALMING, which is needed in the City. Inside, you'll find a Welcoming Foyer leading to the Living room on the left and a Dining room on the right, both great for hosting FAMILY and FRIENDS. Adjacent to the living room is the Music/Dining room, a perfect area for making MEMORIES. The Breakfast Nook offers a COZY spot for a table and chairs for conversations, casual dining, or a pantry. The Kitchen is equipped with Wooden Cabinetry and Stainless Steel Appliances, with a window overlooking the backyard, bringing in NATURAL LIGHT and a PEACEFUL VIEW. The main floor also features a 4 pc bathroom and a large Primary bedroom that faces the Private Backyard, providing a SERENE RETREAT. A 2nd good-sized bedroom completes the main level, offering plenty of space for Family or Guests. The Full Basement is a standout feature, with under-stair storage, a 3 pc Bathroom, a Laundry/Mud Room, and a Utility room that leads out to the garage. The Flexible space in the basement includes a wet bar (potentially made into a kitchen) and a recreation room, perfect for movie or game nights. There is also room for a potential 3rd Bedroom. There is Hardwood under the carpet on the main level, and th...

Recreational, Games room 14.92 M x 11.50 M

Bedroom 11.50 M x 10.00 M

Other 18.83 M x 8.75 M

3pc Bathroom 6.67 M x 4.00 M

Laundry room 7.33 M x 5.25 M

Kitchen 10.08 M x 7.92 M

Dining room 9.50 M x 8.67 M

Breakfast 7.08 M x 5.83 M

Primary Bedroom 11.17 M x 10.17 M

Bedroom 9.83 M x 8.75 M

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Listing Presented By:



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Furnace	6.58 M x 2.75 M	Foyer	4.33 M x 3.50 M
Living room	15.00 M x 11.83 M	4pc Bathroom	10.08 M x 4.83 M
Family room	11.17 M x 11.08 M		