



## 55 Hotchkiss Row Calgary Alberta

\$840,000

**\*\*Virtually NEW build + UPGRADES without the price\*\*** Welcome to this stunning home offering over 2557 sq. ft. of thoughtfully designed living space, just 1.5 years old and still under new home warranty! This immaculate 4 bedroom, 2.5 bathroom residence is loaded with premium upgrades and offers everything your family needs and more. Step into the heart of the home: a chef's dream kitchen featuring a massive island with eating bar, gleaming quartz countertops, and a premium upgraded appliance package. The open concept main floor is enhanced with stylish finishes including beautiful LVP flooring and central air conditioning for year round comfort. Upstairs you'll find 3 spacious bedrooms plus a huge primary suite with a spa like ensuite, an amazing bonus room for family entertaining and a 2nd floor laundry room for convenience. The oversized double garage is insulated, finished and provides ample space for vehicles, storage, and all your toys. Situated in a desirable neighbourhood, this like new home blends luxury, function and peace of mind with remaining warranty coverage. Builder's price is over \$901K + GST before any upgrades. Save thousands over new! Don't miss your opportunity to own this turnkey home with the upgrades already done. Call your favourite Realtor to book a showing today and make this beautiful home yours! (id:6769)

Foyer 13.25 Ft x 11.75 Ft

Office 10.17 Ft x 9.08 Ft

Living room 17.08 Ft x 13.00 Ft

2pc Bathroom 4.92 Ft x 4.83 Ft

Kitchen 15.50 Ft x 15.92 Ft

Dining room 12.83 Ft x 12.00 Ft

Bedroom 11.00 Ft x 10.58 Ft

Laundry room 7.25 Ft x 5.25 Ft

5pc Bathroom 7.92 Ft x 10.58 Ft

Primary Bedroom 17.92 Ft x 13.00 Ft

Bedroom 13.42 Ft x 13.92 Ft

Bedroom 15.08 Ft x 10.17 Ft

Great room 12.33 Ft x 13.92 Ft

Other 4.92 Ft x 11.58 Ft

5pc Bathroom 11.33 Ft x 11.58 Ft

Listing Presented By:



Originally Listed by:  
RE/MAX iRealty Innovations



**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
cm.mackenzie@shaw.ca