



17 Hotchkiss Road Calgary Alberta

\$549,900

This brand-new "Rayn" is designed for real life—bright, modern, and thoughtfully laid out so it feels easy from the moment you walk in. Warm natural vinyl plank flooring, clean lines, and a fresh, timeless palette set the tone, while abundant windows keep the main level airy and sun-filled throughout the day. Thoughtful sightlines create an open feel without sacrificing defined, usable rooms. At the heart of the home, the central kitchen blends style and function with natural wood-tone cabinetry to the bulkhead, a sleek marble style backsplash, chimney hood fan, stainless steel appliances, and crisp white quartz counters. The oversized island is made for morning coffee, quick meals, and casual entertaining, with space for seating so guests naturally gather where you want them. The dining area sits perfectly between the kitchen and living room with space for a full-sized table, ideal for holiday dinners, board-game nights, or weekend brunches. The rear living room is anchored by an oversized window, creating a comfortable space for movie nights and relaxing evenings. A smart rear entry keeps everyday life organized, and the convenient 2-piece bath is perfectly placed for guests and busy mornings. Two standout flex spaces elevate the layout: a versatile main-floor flex room just off the kitchen (home office, playroom, or gym) and a raised homework/tech nook overlooking the main floor—practical, clean, and great for keeping laptops, homework, and daily clutter off the kitchen island. Upstairs, a cozy bonus room offers a second lounge for kids, reading, or a media space. The primary retreat is tucked quietly at the back with an oversized window, a generous walk-in closet, and a stylish 4-piece ensuite featuring dual sinks and a full-size shower, finishes you'd expect in a much larger home. Two additional rooms are perfect for the growing family and the upper floor l...

Living room 12.58 Ft x 11.58 Ft
 Dining room 10.00 Ft x 11.58 Ft
 Kitchen 8.50 Ft x 15.08 Ft
 Office 5.00 Ft x 6.25 Ft
 Other 8.58 Ft x 9.42 Ft
 2pc Bathroom 5.00 Ft x 5.00 Ft

Primary Bedroom 12.00 Ft x 11.75 Ft
 4pc Bathroom 5.00 Ft x 11.58 Ft
 Bedroom 10.17 Ft x 8.42 Ft
 Bedroom 10.17 Ft x 8.25 Ft
 4pc Bathroom 5.00 Ft x 9.17 Ft
 Laundry room 5.00 Ft x 6.42 Ft

Listing Presented By:



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