



## 202 Hamptons Gardens Calgary Alberta

\$1,096,000

Prestigious, bright, clean & move-in conditions 2-storey (AC & double fireplaces) home, situated in the most sought NW community with a total of 3,318 SF living space (total 3 + 1: 4 Bedrooms, & 3.5 Baths), & walking distance to school. Total renovations throughout in 2023's Fall, covering: new S/S appliances, counter-tops, undermount sink / plumbing fixtures, kitchen backsplash, flooring, painting (walls & ceilings), light fixtures and the Radon Mitigation System... Stunning high ceiling Front Living Room blending in with extensive use of stair railings. Functional Great Room concept for Main (LVP throughout) with Den, & Laundry with sink. Upper level - featuring 3 good sized bedrooms: Master with jet-tub & separate shower, plus a huge walk-in closet. Finished basement has Rec. Room / Game area, plus a bedroom, movie theatre / Yoga room, & a Full Bath. Oversized South backyard for your Trampoline / Pool / Hot Tub, and to park your RV / boat, or to build a (secondary) Backyard dwelling. Corner lot provides ample visitor parking spaces for gatherings. Easy access to everywhere / minutes to Stoney Trail, & close proximity to playground / school / transportation / shopping & all amenities. View to feel it's talking to you like home. Realtors: Please note Private Remarks. (id:6769)

Bedroom 11.67 Ft x 11.17 Ft

Bedroom 11.42 Ft x 11.08 Ft

4pc Bathroom 8.00 Ft x 4.92 Ft

Primary Bedroom 13.50 Ft x 12.42 Ft

Other 12.00 Ft x 6.08 Ft

4pc Bathroom 10.58 Ft x 9.58 Ft

Other 8.00 Ft x 6.42 Ft

Bedroom 12.00 Ft x 9.83 Ft

4pc Bathroom 11.00 Ft x 6.50 Ft

Recreational, Games room 24.83 Ft x 14.92 Ft

Other 18.00 Ft x 13.25 Ft

Furnace 12.42 Ft x 10.00 Ft

Family room 14.75 Ft x 12.67 Ft

Other 13.75 Ft x 8.00 Ft

Kitchen 13.67 Ft x 11.67 Ft

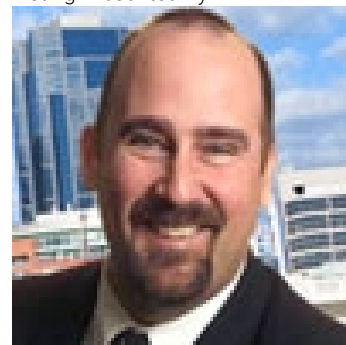
2pc Bathroom 5.00 Ft x 4.92 Ft

Living room 14.75 Ft x 11.00 Ft

Laundry room 8.42 Ft x 8.33 Ft

Foyer 9.08 Ft x 7.17 Ft

Listing Presented By:



Originally Listed by:  
Grand Realty

**RE/MAX Realty Professionals**

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