



# 52 Hazelwood Crescent Calgary Alberta

\$674,900

Nestled in the heart of Haysboro, 52 Hazelwood Crescent offers an incredible opportunity to own a charming home on a GENEROUS LOT in one of Calgary's most SOUGHT-AFTER NEIGHBOURHOODS. This 4-bedroom, 2-bathroom property boasts OVER 1800 SQFT OF DEVELOPED LIVING SPACE, combining comfort, style, and functionality. Situated on a quiet, tree-lined street, this home is just a SHORT WALK FROM THE C-TRAIN STATION, making commuting downtown or exploring the city a breeze. You'll also enjoy NEARBY PARKS, SCHOOLS, and convenient access to Glenmore Trail and Macleod Trail. Inside, you'll find beautifully updated flooring and a modern kitchen with BRIGHT FINISHES, along with SPACIOUS ROOMS that offer plenty of NATURAL LIGHT. The FINISHED BASEMENT includes a bar area, perfect for entertaining or creating your own cozy retreat. The home's thoughtful layout ensures there's plenty of space to suit any lifestyle. Step outside to enjoy the LARGE BACKYARD—ideal for gardening, relaxing, or entertaining guests. The DOUBLE GARAGE provides ample room for parking, storage, or even a WORKSHOP SPACE, making it a standout feature for any homeowner. Recent updates include a new hot water tank (December 2022), fridge (December 2023), and dishwasher (June 2024). With its PRIME LOCATION, over 1800 sqft of developed living space, a spacious backyard, and plenty of updates, 52 Hazelwood Crescent is the perfect place to call home. Don't miss your chance to make this exceptional property yours! (id:6769)

Family room 10.25 Ft x 30.08 Ft  
Other 9.58 Ft x 11.83 Ft  
Bedroom 7.75 Ft x 18.00 Ft  
4pc Bathroom 5.00 Ft x 7.83 Ft  
Laundry room 12.00 Ft x 12.42 Ft  
Other 4.75 Ft x 5.00 Ft  
Living room 12.75 Ft x 13.25 Ft

Dining room 8.33 Ft x 9.08 Ft  
Kitchen 12.83 Ft x 14.50 Ft  
Primary Bedroom 10.25 Ft x 12.08 Ft  
Bedroom 8.08 Ft x 11.25 Ft  
Bedroom 7.58 Ft x 11.25 Ft  
5pc Bathroom 5.00 Ft x 8.58 Ft

Listing Presented By:



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Century 21 Bamber Realty LTD.

<https://meghandoig.c21.ca/>

**RE/MAX Realty Professionals**

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