



99 Hampshire Close Calgary Alberta

\$949,900

This is the Walkout Bungalow you have been waiting for. Fantastic location in the exclusive community of the Hamptons. With over 3300 sq ft of development this well maintained & loved home will accommodate any size family. The main floor is wide open and bright. Soaring vaulted ceilings & extra windows throughout. This custom built home by Statesmen is well thought out & upgraded. The kitchen is large and has a centre island with builtin gas cooktop stove (which has builtin downdraft venting & a BBQ attachment). There is plenty of Cabinets with upgrades such as builtin spice pantry, roll out drawers, builtin Appliance Garage and extra storage. Appliances have been upgraded with newer SS fridge with hidden water dispenser, builtin convection oven & Miele Dishwasher. The breakfast nook has nice views of the back garden & there is a door to the large balcony which has newer glass railings & duradeck. The formal Dining Room is huge and has a good sized bumpout for your China cabinet or hutch. At the front of the home is a private double doored den/office with wrap around windows~ great room to work from home or a cozy TV room. The Living Room is also a large space & great for entertaining with its soaring ceilings & views. The Primary Bedroom is larger then most again with high ceilings & large windows~ the ensuite is a well thought out 5 pce with his n hers vanity, deep jetted tub, stand up shower and private water closet (above the water closet is a builtin storage space great for your Christmas decorations etc). The walkin closet is a good size plenty of room for all your clothes. The 2nd bedroom is a good size and has a full 3 pce bathroom adjacent to it. The main laundry room has a nice window, builtin sink, counterspace and an included newer washer/dryer. The oversized garage is insulated & drywalled with a man door to the front plus you will find the Vacuum Sy...

Family room 9.25 Ft x 26.17 Ft

Office 10.75 Ft x 20.00 Ft

Bedroom 16.50 Ft x 9.17 Ft

Bedroom 10.75 Ft x 16.67 Ft

Other 9.08 Ft x 8.83 Ft

4pc Bathroom Measurements not available

Breakfast 9.92 Ft x 8.75 Ft

Den 12.75 Ft x 13.17 Ft

Living room 12.58 Ft x 17.75 Ft

Primary Bedroom 11.50 Ft x 17.75 Ft

Bedroom 11.25 Ft x 9.75 Ft

Laundry room 8.33 Ft x 11.33 Ft

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Listing Presented By:



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Recreational, Games room 15.25 Ft x 17.58 Ft

Storage 7.92 Ft x 7.58 Ft

Kitchen 12.17 Ft x 13.00 Ft

Dining room 17.08 Ft x 10.92 Ft

5pc Bathroom Measurements not available

3pc Bathroom Measurements not available

Other 19.17 Ft x 9.50 Ft