

\$889,000 - 166 Hidden Creek Heights Nw, Calgary

MLS® #A2080312

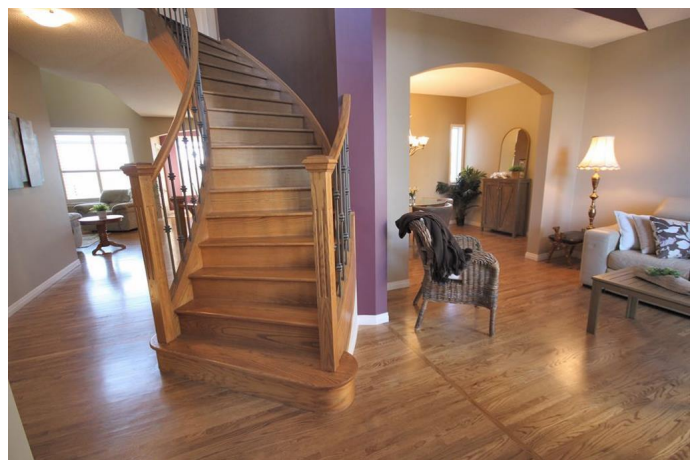
\$889,000

4 Bedroom, 4.00 Bathroom, 2,477 sqft

Residential on 0.15 Acres

Hidden Valley, Calgary, Alberta

Absolutely stunning location in award winning Hanson Ranch backing on an environmental reserve escarpment with panoramic south views of Nose Hill Park, golf course, Nose Creek natural nesting estuary and natural sandstone escarpment, wow! Great curb appeal with exposed aggregate front driveway and sidewalk with immaculate landscaped yard. Walk into slate entranceway with on site hardwood throughout the main floor with welcoming curved staircase and front room with vaulted ceiling. Upper hallway overlooks entrance and sitting room with natural Oak railings and wrought iron spindles. Arched entrance to the formal dining area and kitchen. Open concept kitchen/living room and breakfast nook with expansive open area over the living room. Kitchen boasts traditional hardwood cabinetry with glass feature cabinet and rich, dark granite countertops and natural slate backsplash. Stainless steel appliances including ceramic top stove and two tiered island with built in wine rack ideal for entertaining. Double glass French doors to pantry. Living room is open to above with featured fireplace with natural rock facing, built in millwork and two storeys of windows for an abundance of natural light. Arched entrance to nook with absolutely breathtaking views and access to upper vinyl deck with glass railings and access to the fully landscaped back yard with soothing water feature and access to natural reserve, your natural oasis in the city! Upper level includes three large bedrooms



including oversized master with sitting area with three sides of windows to take in those incredible views. Luxurious five piece ensuite includes corner jetted tub for your in-house spa days and independent double sinks with cultured marble tops. Romeo and Juliet curved balcony overlooks living room with sweeping views through the upper windows. Interesting angles and archways throughout the main and upper levels. Second spiral staircase to the fully finished walkout basement with fourth bedroom and four piece bath including opulent steam shower. Expansive family and games area with pool table and wet bar and second fireplace with floor to ceiling rockwork. Access to lower poured concrete patio with those incredible views!

Built in 2002

Essential Information

MLS® #	A2080312
Price	\$889,000
Sold Price	\$870,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,477
Acres	0.15
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	166 Hidden Creek Heights Nw
Subdivision	Hidden Valley
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T3A 6K9

Amenities

Parking Spaces	4
Parking	Aggregate, Double Garage Attached, Front Drive, Garage Door Opener, Garage Faces Front

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, Double Vanity, French Door, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, No Smoking Home, Pantry, Separate Entrance, Steam Room, Storage, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Humidifier, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Central, Fireplace(s), Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas, Gas Starter, Glass Doors, Living Room, Mantle, Stone
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Walk-Out

Exterior

Exterior Features	Fire Pit, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, City Lot, Cul-De-Sac, Environmental Reserve, Fruit Trees/Shrub(s), Few Trees, Front Yard, Lawn, Low Maintenance Landscape, Greenbelt, No Neighbours Behind, Irregular Lot, Landscaped, Level, Street Lighting, Underground Sprinklers, Private, Views
Roof	Asphalt Shingle
Construction	Cedar, Mixed, Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 15th, 2023
Date Sold	October 20th, 2023

Days on Market	35
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office WESTERN GOLD REAL ESTATE

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