

\$629,900 - 52 Hotchkiss Lane, Calgary

MLS® #A2090376

\$629,900

3 Bedroom, 3.00 Bathroom, 1,743 sqft

Residential on 0.08 Acres

Hotchkiss, Calgary, Alberta

BACK ON THE MARKET !!! Don't miss out on this incredible opportunity! Be the very first to live in this brand-new, exquisitely designed 3-bedroom home spanning nearly 1,800 square feet. Crafted by HOPEWELL this home offers ample space for your entire family's enjoyment.

The main floor features luxurious vinyl flooring throughout, with a separate living and family room that are perfect for entertaining numerous guests. The open floor plan includes a dedicated dining area that comfortably accommodates a 6-chair table. The gallery-style kitchen is spacious and equipped with quartz countertops, a hood fan, a microwave, and a fridge with a convenient water and ice dispenser. There's a generous-sized bonus room that's ideal for setting up a home office,

Upstairs, you'll find a spacious primary bedroom complete with a 4-piece en-suite bathroom. Additionally, there's two well-proportioned bedrooms, a laundry room, and another full bathroom.

The basement is prepped for your personal touch, featuring a side entrance and impressive 9-foot ceilings. Step outside to the south-facing backyard and enjoy sunny days while taking in mountain views.

Conveniently located, this home offers easy



access to Stoney and Deerfoot Trails, shopping centers, the South Health Campus, schools, Sikome Lake, and Fish Creek Provincial Park. Don't let this remarkable opportunity slip through your fingers – call your preferred realtor now to schedule a showing and experience this amazing house in person!

Built in 2023

Essential Information

MLS® #	A2090376
Price	\$629,900
Sold Price	\$625,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,743
Acres	0.08
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	52 Hotchkiss Lane
Subdivision	Hotchkiss
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3S0G4

Amenities

Parking Spaces	2
Parking	Parking Pad

Interior

Interior Features	Chandelier, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Microwave, Range, Refrigerator
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Separate/Exterior Entry, Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Back Lane, Corner Lot, Front Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 28th, 2023
Date Sold	March 27th, 2024
Days on Market	146
Zoning	R-G
HOA Fees	0.00

Listing Details

Listing Office	CIR REALTY
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