

\$649,900 - 22 Hanson Way Ne, Langdon

MLS® #A2193974

\$649,900

3 Bedroom, 3.00 Bathroom, 2,058 sqft

Residential on 0.26 Acres

Hanson Park, Langdon, Alberta

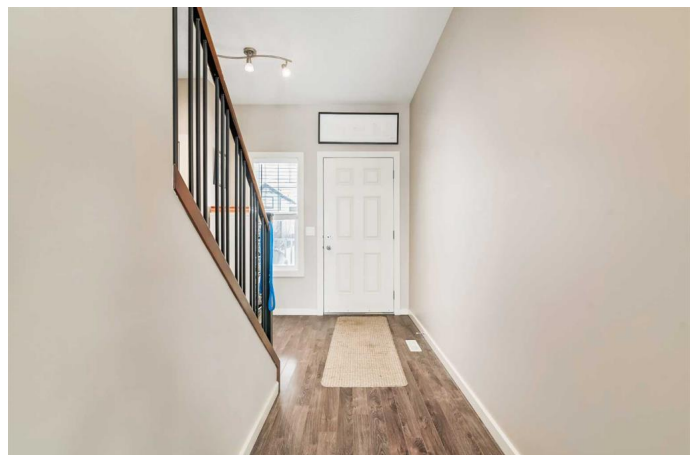
Incredible value in Hanson Park! Sprawling 0.26 acre lot with room for anything! 62' x 184' deep lot ideal for any activity, sport, or hobby! Well maintained 2013 built home. Modern open plan flooded with natural light. Over height ceilings & durable vinyl plank flooring throughout the main level. Well appointed kitchen with ample 42" espresso maple cabinetry, quartz countertops & central island, & deluxe stainless steel appliances. Large corner pantry. Sprawling main living area and dining room, all with views of the incredible rear yard and deck. Gas fireplace with tile surround and maple mantle. 3 generous bedrooms up including huge primary retreat with ensuite & walk-in closet. 2 full bathrooms upstairs. Central bonus room is your entertainment headquarters. Undeveloped basement roughed in for future development. The size and scale of the rear yard cannot be overstated. Room for your imagination to run wild, with many gardens, patios, sports, and activities. Full width rear deck along the back of the property. A very private & substantial feature for lovers of the outdoors. A turn key family property offering immense value in Langdon!

Built in 2013

Essential Information

MLS® # A2193974

Price \$649,900



Sold Price	\$670,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,058
Acres	0.26
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	22 Hanson Way Ne
Subdivision	Hanson Park
City	Langdon
County	Rocky View County
Province	Alberta
Postal Code	T0J 1X1

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	High Ceilings, Kitchen Island, Quartz Counters, Soaking Tub
Appliances	Dishwasher, Garage Control(s), Gas Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Fireplace(s), Natural Gas, Floor Furnace
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
-------------------	--------------

Lot Description	Back Yard, Landscaped, Level, Private, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 11th, 2025
Date Sold	February 15th, 2025
Days on Market	4
Zoning	.
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Complete Realty
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.