

# \$799,900 - 275 Hawkwood Boulevard Nw, Calgary

MLS® #A2238384

**\$799,900**

4 Bedroom, 3.00 Bathroom, 2,104 sqft

Residential on 0.14 Acres

Hawkwood, Calgary, Alberta

This beautifully renovated, open-concept home in the sought-after community of Hawkwood is a must-see! Thoughtfully upgraded from top to bottom, it features a new roof, new windows, new doors, and new flooring—a true deep renovation that brings a brand-new home feel throughout. You™ll also find high-end stainless steel appliances and a brand-new washer and dryer for your convenience.

Step inside to soaring vaulted ceilings that create a bright, airy atmosphere. The spacious living room flows seamlessly into a stunning modern kitchen with a stylish island—perfect for cooking, entertaining, or everyday family living. The main floor laundry adds extra functionality to this thoughtfully designed space.

Upstairs, enjoy a private primary suite with a luxurious 4-piece ensuite. Two additional bedrooms and a full bathroom provide plenty of space for family or guests.

The lower level includes a fourth bedroom and a third full bathroom, along with a versatile family room featuring a convertible bar or kitchen area. This space can be easily adapted into a second kitchen and an extra living area—giving you valuable flexibility to suit your lifestyle.

The unfinished basement offers endless possibilities—create two additional bedrooms, a home gym, or a large entertainment space customized to your needs.

Located just minutes from Hawkwood School,



St. Maria Goretti School, Crowfoot Shopping Center, Costco, and public transit, this home provides exceptional convenience in a family-friendly neighborhood. More than just a place to live, this home is a fantastic investment opportunity that blends comfort, style, and functionality. Donâ€™t miss your chance to make this exceptional property yours!

Built in 1986

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2238384      |
| Price          | \$799,900     |
| Bedrooms       | 4             |
| Bathrooms      | 3.00          |
| Full Baths     | 3             |
| Square Footage | 2,104         |
| Acres          | 0.14          |
| Year Built     | 1986          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 4 Level Split |
| Status         | Active        |

**Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 275 Hawkwood Boulevard Nw |
| Subdivision | Hawkwood                  |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T3G 2Y3                   |

**Amenities**

|                |                                  |
|----------------|----------------------------------|
| Parking Spaces | 4                                |
| Parking        | Double Garage Attached, Driveway |
| # of Garages   | 2                                |

**Interior**

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan        |
| Appliances        | Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                                               |
| Cooling           | None                                                                                  |
| Has Basement      | Yes                                                                                   |
| Basement          | Full, Unfinished                                                                      |

## Exterior

|                   |                            |
|-------------------|----------------------------|
| Exterior Features | Balcony, Storage, Barbecue |
| Lot Description   | Back Lane                  |
| Roof              | Asphalt Shingle            |
| Construction      | Brick, Vinyl Siding        |
| Foundation        | Poured Concrete            |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 10th, 2025 |
| Days on Market | 47              |
| Zoning         | R-CG            |

## Listing Details

|                |                                     |
|----------------|-------------------------------------|
| Listing Office | E-Trinity Realty and Management Ltd |
|----------------|-------------------------------------|

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