

# \$699,000 - 152 Hawktree Close Nw, Calgary

MLS® #A2208701

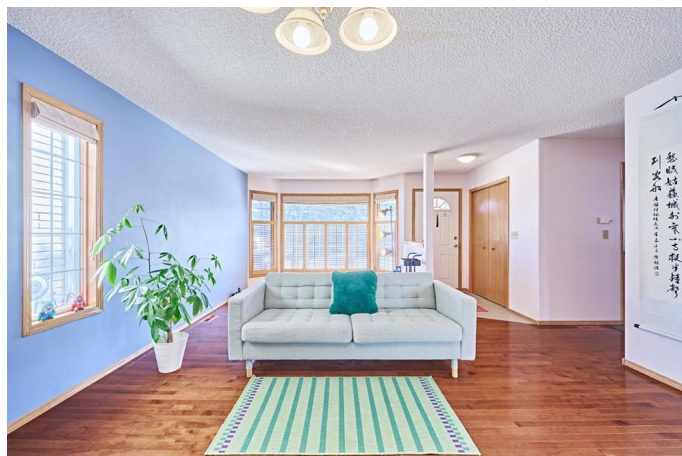
**\$699,000**

3 Bedroom, 3.00 Bathroom, 1,723 sqft

Residential on 0.11 Acres

Hawkwood, Calgary, Alberta

| 3 BEDS | 2.5 BATHS | DOUBLE ATTACHED GARAGE | 4865 SQ FT LOT | WALKING DISTANCE TO SCHOOLS | Welcome to 152 Hawktree Close NW! This well-maintained property offers over 2,300 sq ft of developed living space. This beautiful home features 3 bedrooms and 2.5 bathrooms, perfect for comfortable family living. Step inside to a bright, open-concept main floor. It offers a spacious living room, a cozy family room with a fireplace and built-in bookcase, and a good-sized kitchen. A freshly painted, west-facing deck is ideal for summer gatherings and entertaining. The main level also includes a 2-piece bathroom and a laundry room. Upstairs, you will find 3 generous bedrooms, a 4-piece bathroom, and the primary bedroom offers a walk-in closet and a 4-piece ensuite bathroom with a jetted tub. The fully finished basement offers two large recreation rooms and rough-in plumbing for a wet bar, ready for your personal touch. Conveniently located on a quiet street, this home is steps from schools, parks, playgrounds, and public transit. Nearby amenities include Crowfoot Crossing Shopping Mall, Costco, and Superstore. Easy access to Stoney Trail and Crowchild Trail ensures effortless commuting. Recent upgrades include 50-year warranty shingles (replaced in 2010), a brand-new fence, newer upper-level carpeting, and newer kitchen appliances. Don't miss the opportunity to own this exceptional property; call your favourite realtor to make it



yours today!

Built in 1991

### Essential Information

MLS® #	A2208701
Price	\$699,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,723
Acres	0.11
Year Built	1991
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	152 Hawktree Close Nw
Subdivision	Hawkwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 3R1

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	No Animal Home, No Smoking Home, Walk-In Closet(s), Bookcases
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Wood Burning, Family Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 10th, 2025
Days on Market	45
Zoning	R-CG

## Listing Details

Listing Office	Skyrock
----------------	---------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.