

\$696,000 - 9791 Hidden Valley Drive Nw, Calgary

MLS® #A2143686

\$696,000

4 Bedroom, 2.00 Bathroom, 1,797 sqft
Residential on 0.09 Acres

Hidden Valley, Calgary, Alberta

Welcome to the most sought after community of Hidden Valley in NW Calgary . This 2 storey detached house has been recently upgraded with nearly 1800 sf developed living space. |4 Bed up+ 3 Bath + Double attached Garage+ low maintenance | As you entering the main floor entrance you will be greeted by open ceiling and ceramic tile leading to your hardwood flooring formal dining room. Your Bright family room comes with large windows and Tile framed gas fireplace which makes it cozy place to entertain family and friends. Your chef's kitchen features NEW granite countertops, newer appliance, freshly painted cabinets and cupboards and double pantry offering tons of storage space. Your breakfast nook great place to enjoy a morning coffee while looking at the beautiful trees in the backyard. A door leading to your private patio overlooking the backyard. A 2-pc bath and Laundry room with storage shelf finishes the main. On the upper level your primary bedroom comes with large windows enjoying your private backyard and walk-in closet ensuite with 4 pc bath. Three more good sized bedrooms all comes with walk-in closet and a 4-pc bath finishes the upper. Your basement comes with a great size comes with large windows waiting for your imagination. Backyard comes with electrical powered patio great place to enjoy Summer BBQ or having parties. Massive yard are well-maintained with beautiful trees around which conveniently comes with back lane. Tons of upgradings: Hot



water tank 2021, Furnace & Fridge 2018, Roof shingles 2017. Perfect home with Great location- Steps to buses, ravines, parks and schools. Minutes to gas station, 7-11, restaurants. Easy access to Country hills Blvd, Stoney Trail, Shaganappi Tr and 14 ST... Don't miss out this great opportunity to make this home yours, call your favorite realtor and book a showing today.

Built in 1997

Essential Information

MLS® #	A2143686
Price	\$696,000
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,797
Acres	0.09
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	9791 Hidden Valley Drive Nw
Community	Hidden Valley
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 5L2

Amenities

Parking Spaces	5
Parking	Additional Parking, Concrete Driveway, Double Garage Attached, Front Drive, Garage Door Opener

of Garages 2

Interior

Interior Features Breakfast Bar, Ceiling Fan(s), Chandelier, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Pantry

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling Wall/Window Unit(s)

Fireplace Yes

of Fireplaces 1

Fireplaces Brick Facing, Family Room, Gas, Glass Doors

Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Features Balcony, Barbecue, Garden, Playground, Private Yard

Lot Description Back Lane, Back Yard, Dog Run Fenced In, Fruit Trees/Shrub(s), Lawn, Garden, Low Maintenance Landscape, Landscaped, Many Trees, Private, Rectangular Lot, Treed

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed June 26th, 2024

Days on Market 5

Zoning R-1A

Listing Details

Listing Office Everest Realty and Property Management Corp.

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