

# **\$629,900 - 104 Hawkmount Close Nw, Calgary**

MLS® #A2253748

**\$629,900**

3 Bedroom, 3.00 Bathroom, 1,660 sqft  
Residential on 0.12 Acres

Hawkwood, Calgary, Alberta

WONDERFUL, Original Owner 2 Storey Split Home in Lovely Hawkwood! Located in a QUIET CLOSE just Steps to PLAYGROUND. PRIDE of OWNERSHIP is Evident! OVER \$75,000 WORTH of UPGRADES on MAJOR LARGE TICKET ITEMS (See Upgrade Sheet in Supplements) - All POLY-B replaced, All WINDOWS on the MAIN & UPPER Floors Replaced & BATHROOM WINDOW added, HARDI-BOARD SIDING & 1 INCH of EXTRA INSULATION installed which made the home Extra Sound Proof and Energy Efficient - ENMAX July Report shows home used Less Energy than similar homes it was compared to. BRAND NEW DISHWASHER & STOVE, NEW FURNACE & TANKLESS WATER HEATER, GARAGE DOOR OPENER & SPRINGS. All the Hard, Expensive items have been taken care of for you so you just need to worry about adding your own personal touches to make it your own. You would be hard pressed to find another home of this QUALITY at this price. SPACIOUS Main Floor Living Room, Dining Room and Kitchen. Lower Level features LARGE Family Room with Striking BRICK-FACED FIREPLACE, 2 Piece Bathroom & Laundry Room. Upstairs you will find the Primary Bedroom with a FULL ENSUITE & WALK-IN CLOSET plus 2 Great Secondary Bedrooms. The Basement is left unspoiled for you to develop to suit your needs. Truly a MOVE-IN READY HOME for your FAMILY! Quick & Easy Access to the Mountains on Major Roadways, Minutes to



Shopping, Restaurants & More! WONDERFUL  
FAMILY HOME, GREAT NEIGHBOURHOOD!

Built in 1992

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2253748    |
| Price          | \$629,900   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,660       |
| Acres          | 0.12        |
| Year Built     | 1992        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 104 Hawkmount Close Nw |
| Subdivision | Hawkwood               |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3G 3Z5                |

### Amenities

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

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Laminate Counters, Natural Woodwork, No Smoking Home, Tankless Hot Water  |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer, Window Coverings, Tankless Water Heater |
| Heating           | Forced Air  |

|                 |                                |
|-----------------|--------------------------------|
| Cooling         | None                           |
| Fireplace       | Yes                            |
| # of Fireplaces | 1                              |
| Fireplaces      | Brick Facing, Family Room, Gas |
| Has Basement    | Yes                            |
| Basement        | Full, Unfinished               |

## Exterior

|                   |  |
|-------------------|--|
| Exterior Features | None   |
| Lot Description   | Back Yard, Front Yard, Landscaped, No Neighbours Behind, Rectangular Lot |
| Roof              | Asphalt Shingle  |
| Construction      | Cement Fiber Board, Wood Frame   |
| Foundation        | Poured Concrete  |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 6th, 2025 |
| Days on Market | 20                  |
| Zoning         | R-CG                |

## Listing Details

|                |                           |
|----------------|---------------------------|
| Listing Office | RE/MAX Landan Real Estate |
|----------------|---------------------------|

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