

# \$525,000 - 176 Hamptons Link Nw, Calgary

MLS® #A2240814

**\$525,000**

3 Bedroom, 3.00 Bathroom, 1,803 sqft

Residential on 0.05 Acres

Hamptons, Calgary, Alberta

Located in the prestigious community of Hamptons, this well-maintained end-unit 2-storey townhouse offers a functional layout, peaceful green space views, and convenient access to nearby amenities.

The Main Level features a spacious Living and Dining Room combo with a cozy gas fireplace, leading to a deck that overlooks a landscaped green space with trees and a walking pathâ€”nestled within the complex and surrounded by other townhomes. The Kitchen is equipped with a center island with eating bar, with a bright breakfast nook adjacent. A 2-piece bath and laundry area with extra storage complete the main floor. The home has also been freshly painted throughout.

Upstairs offers a generous primary bedroom with ceiling fan, dual closets, and a 4-piece ensuite bath. Two additional well-sized bedrooms share another full 4-piece bath.

The entry level includes a double attached tandem garage, providing ample parking and extra storage space.

A great opportunity to own an end unit in Hamptons, one of NW Calgaryâ€™s most desirable neighborhoodsâ€”known for its prestigious golf course, abundant green spaces, well-regarded schools, and strong sense of community. Enjoy easy access to shopping, parks, and public transit, making it



ideal for families and professionals alike.

Built in 1997

### Essential Information

MLS® #	A2240814
Price	\$525,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,803
Acres	0.05
Year Built	1997
Type	Residential
Sub-Type	Row/Townhouse
Style	Townhouse
Status	Active

### Community Information

Address	176 Hamptons Link Nw
Subdivision	Hamptons
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 5V9

### Amenities

Amenities	Visitor Parking
Parking Spaces	3
Parking	Double Garage Attached, Insulated, Tandem
# of Garages	2

### Interior

Interior Features	Breakfast Bar, High Ceilings, Kitchen Island
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer
Heating	Forced Air
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Basement	None

## Exterior

Exterior Features	None
Lot Description	Backs on to Park/Green Space, Rectangular Lot
Roof	Clay Tile
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	July 17th, 2025
Days on Market	10
Zoning	M-CG d44
HOA Fees	168
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Jessica Chan Real Estate & Management Inc.
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