

# \$799,000 - 139 Hawkville Close Nw, Calgary

MLS® #A2240905

**\$799,000**

4 Bedroom, 4.00 Bathroom, 1,959 sqft

Residential on 0.11 Acres

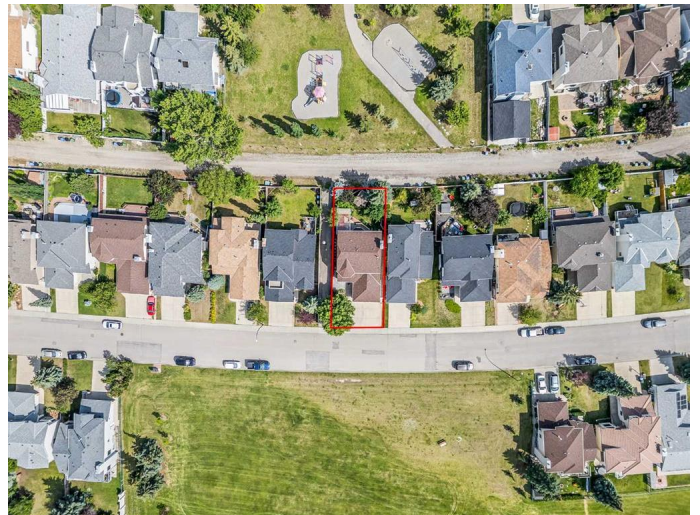
Hawkwood, Calgary, Alberta

Welcome to this beautifully updated 2-storey home with over 2,905 SQ.FT of living space in the desirable community of Hawkwood, offering one of the most unbeatable settings in the NWâ€”PANORAMIC MOUNTAIN VIEWS, a sprawling GREEN SPACE out front, and a PLAYGROUND RIGHT OUT BACK with no neighbours behind!

Step inside to rich hardwood floors that flow throughout the main level. The bright and spacious front living room connects seamlessly to the formal dining areaâ€”perfect for entertaining. The sleek, renovated kitchen features GRANITE countertops, modern cabinetry, and a cozy breakfast nook that overlooks your PRIVATE BACKYARD RETREAT. Just off the kitchen, the family room offers a warm and inviting space to unwind. A stylishly updated 3-piece bathroom with full glass shower and convenient main floor laundry complete this level.

Upstairs, you'll find three generous bedrooms including a massive primary suite with two closets, a private 4-piece ensuite, and breathtaking mountain views to wake up to every morning. The fully finished basement offers a large rec room, a freshly RENOVATED bathroom, and a 4th bedroom or flex space for a home gym or office.

With NEWER WINDOWS THROUGHOUT, a NEWER ROOF, a charming PERGOLA, and a backyard featuring a shed/playhouse and BBQ gas line, this home is loaded with value. Enjoy direct access to the park behind, bike



paths to the side, and no neighbours in sightâ€”just wide open views and green space. All of this, just minutes to Crowfoot Crossing, schools, and transit. This is the one!

Built in 1990

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2240905    |
| Price          | \$799,000   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 4           |
| Square Footage | 1,959       |
| Acres          | 0.11        |
| Year Built     | 1990        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 139 Hawkville Close Nw |
| Subdivision | Hawkwood               |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3G3C3                 |

**Amenities**

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

**Interior**

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, No Animal Home, No Smoking Home, Storage, Walk-In Closet(s)         |
| Appliances        | Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings |

|              |                         |
|--------------|-------------------------|
| Heating      | Forced Air, Natural Gas |
| Cooling      | None                    |
| Has Basement | Yes                     |
| Basement     | Finished, Full          |

## Exterior

|                   |                                                                                                                                     |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | BBQ gas line, Garden, Playground, Private Yard                                                                                      |
| Lot Description   | Back Lane, Back Yard, Backs on to Park/Green Space, Front Yard, Fruit Trees/Shrub(s), Greenbelt, Level, No Neighbours Behind, Views |
| Roof              | Asphalt Shingle                                                                                                                     |
| Construction      | Brick, Stucco, Wood Frame                                                                                                           |
| Foundation        | Poured Concrete                                                                                                                     |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 18th, 2025 |
| Days on Market | 43              |
| Zoning         | R-CG            |

## Listing Details

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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