

# \$769,900 - 104 Hawktree Green Nw, Calgary

MLS® #A2245588

**\$769,900**

5 Bedroom, 4.00 Bathroom, 1,987 sqft

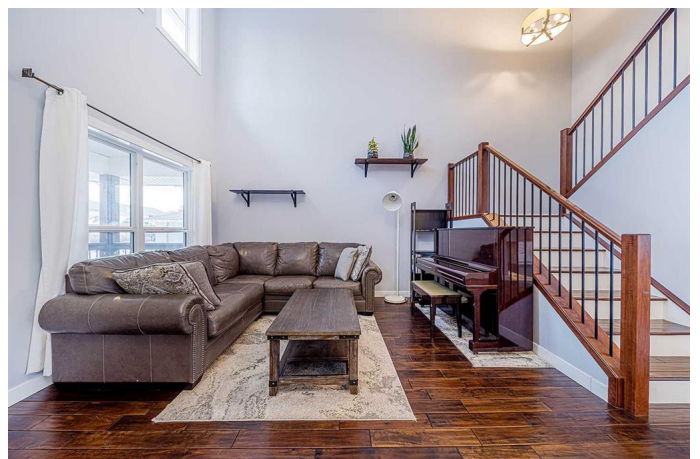
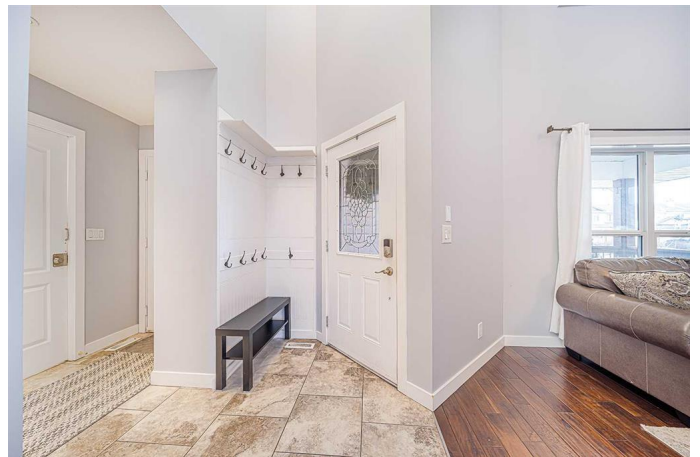
Residential on 0.13 Acres

Hawkwood, Calgary, Alberta

Welcome to 104 Hawktree Green NW, a stunning family home located in the desirable community of Hawkwood. This spacious 2-story property boasts over 2,500 sq. ft. of thoughtfully designed living space, perfect for a growing family. The main floor features a bright and welcoming layout with a cozy living room complete with a gas fireplace, a spacious dining area, and a functional kitchen equipped with modern appliances, ample storage, and plenty of counter space. Step out to the sunny deck overlooking a beautifully landscaped backyard, ideal for entertaining or enjoying quiet moments outdoors.

This home has seen several recent updates, including a range hood fan, refrigerator, and LED lights (all updated in 2021), as well as a new furnace, hot water tank, basement carpet, and backyard landscaping (all completed in 2024). These modern upgrades enhance the comfort and appeal of this already impressive property.

Upstairs, you'll find three generously sized bedrooms, including a primary suite with a walk-in closet and a 4-piece ensuite featuring a relaxing soaker tub. The two additional bedrooms and a full bathroom offer plenty of space for family or guests. The fully developed basement expands the living area with two additional bedrooms, a recreation space, and a 3-piece bathroom, providing flexibility for various needs such as a home office, gym, or



guest suite.

Located close to parks, schools, shopping, and public transit, this home combines comfort, convenience, and a family-friendly neighborhood. Don't miss your opportunity to make 104 Hawktree Green NW your new home!

Built in 1992

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2245588    |
| Price          | \$769,900   |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,987       |
| Acres          | 0.13        |
| Year Built     | 1992        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 104 Hawktree Green Nw |
| Subdivision | Hawkwood              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T3G 3P9               |

**Amenities**

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

**Interior**

|                   |                                                                                                                                            |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Central Vacuum |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Range, Range Hood, Refrigerator, Washer                                     |
| Heating           | Forced Air, Natural Gas                                                                                                                    |
| Cooling           | None                                                                                                                                       |
| Fireplace         | Yes                                                                                                                                        |
| # of Fireplaces   | 1                                                                                                                                          |
| Fireplaces        | Gas                                                                                                                                        |
| Has Basement      | Yes                                                                                                                                        |
| Basement          | Finished, Full                                                                                                                             |

## Exterior

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

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 4th, 2025 |
| Days on Market | 30               |
| Zoning         | R-CG             |

## Listing Details

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

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