# \$919,800 - 47 Hidden Creek Point Nw, Calgary

MLS® #A2236107

### \$919,800

4 Bedroom, 4.00 Bathroom, 2,086 sqft Residential on 0.10 Acres

Hidden Valley, Calgary, Alberta

Welcome to this beautifully upgraded Family Home in sought-after Hanson Ranch! Tucked away on a quiet cul-de-sac, this fully developed 2-storey gem offers the perfect blend of peace, privacy, and proximity to amenities. With over 2,800 sq ft of living space, this home is thoughtfully designed for everyday comfort and entertaining. Step inside to a bright and open main floor featuring 9' ceilings, rich hardwood flooring (on all three levelsâ€"no carpet here!), and fresh paint on most of the main and upper levels. A front den offers a quiet space for work or study, while the chef-friendly kitchen is sure to impress with upgraded appliances, a walk-through pantry, and a generous dining area. The welcoming Great Room boasts a cozy gas fireplace, perfect for relaxing evenings. A separate mudroom, main floor laundry, and a 2-piece powder room complete this level. Upstairs, the spacious primary suite is a true retreat, featuring a large organized walk-in closet and a spa like ensuite with a luxurious soaker tub, separate shower, and dual-sink vanity. Two additional bedrooms and a full 4-piece bath provide ample space for family or guests. The professionally developed walk-out basement (2012) adds great value and expands your living space with a large family room, 4th bedroom, and another full bathroomâ€"ideal for teens, guests, or multi-generational living. Noteworthy features of this home include gleaming hardwood floors throughout, new roof shingles and eavestroughs, seven new







windows, central air conditioning, high-efficiency furnace with MERV 13 filter, water softener, radon mitigation system and fully wired for CAT5 throughout. Exterior features include an oversized insulated and drywalled double attached garage and a private, fully fenced backyard with a new composite deck (2018) and a beautiful apple tree. Enjoy immediate access to city transit, scenic ravine pathways, and an expansive green space for year-round outdoor fun including tobogganing, soccer, and more. You're also walking distance to Panatella Square with a grocery store, restaurants, a coffee shop, and moreâ€"and just a short drive to Vivo Recreation Centre, Country Hills Town Centre, and two high schools. Don't miss this rare opportunity to own a move-in ready family home in one of NW Calgary's most desirable communities!

#### Built in 2002

#### **Essential Information**

MLS® # A2236107 Price \$919,800

Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 2,086 Acres 0.10

Year Built 2002

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 47 Hidden Creek Point Nw

Subdivision Hidden Valley

City Calgary
County Calgary
Province Alberta
Postal Code T3A 6J7

#### **Amenities**

Parking Spaces 4

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features Double Vanity, No Animal Home, No Smoking Home

Appliances Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas

Stove, Microwave, Refrigerator, Washer, Water Softener, Window

Coverings

Heating High Efficiency, Forced Air

Cooling Central Air

Fireplace Yes # of Fireplaces 1

Fireplaces Gas
Has Basement Yes

Basement Finished, Full, Walk-Out

#### **Exterior**

Exterior Features Balcony

Lot Description Cul-De-Sac, Landscaped, Rectangular Lot

Roof Asphalt Shingle

Construction Stone, Stucco, Wood Frame

Foundation Poured Concrete

#### Additional Information

Date Listed July 2nd, 2025

Days on Market 2

Zoning R-CG

## **Listing Details**

Listing Office RE/MAX Real Estate (Mountain View)

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