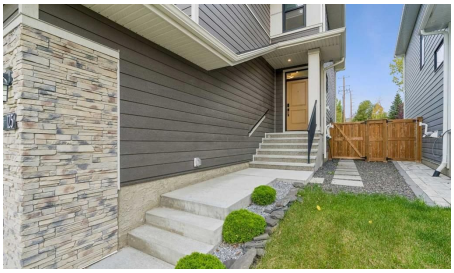
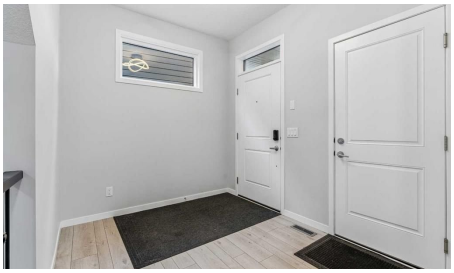
# 125 Harvest Hills Way NE

Calgary | Active | MLS® A2349296

**$899,900**









| Bedrooms | Bathrooms | Year Built | Living area |
|---|---|---|---|
| **6** | **4** | **2020** | **2,300.01 sq. ft.** |

## Your next move starts with a conversation.

**403-830-5152 | tiwana@maltiwana.ca**

Listed by Sotheby's International Realty Canada

# A closer look

Welcome to this exceptional Cedarglen-built home in the heart of Harvest Hills. Perfectly suited for growing families or multigenerational living, this property offers a rare combination of space, functionality, and income potential.

The main level features 5 bedrooms and 3 bathrooms, complemented by a spice kitchen - ideal for keeping everyday cooking separate from your main entertaining space. A fully legal 1-bedroom, 1-bathroom unit with its own separate entrance offers flexibility for extended family or a secondary income stream, making this home as practical as it is spacious.

Backing directly onto a walkway, this property offers added privacy and green space right outside your door - a rare find in this sought-after community. Families will appreciate the close proximity to parks, top-rated schools, and shopping, while commuters benefit from quick access to Highway 2.

Whether you're seeking room to grow, a multigenerational setup, or an income-generating opportunity, this Harvest Hills home delivers on every front.

# Property details

| | |
|---|---|
| **Status** | Active |
| **Prop. Type** | Residential |
| **MLS® Num** | A2349296 |
| **Bedrooms** | 6 |
| **Bathrooms** | 4 |
| **Year Built** | 2020 |
| **Property Type:** | Residential |
| **Property Sub Type:** | Detached |
| **Condo Type:** | Not a Condo |
| **Transaction Type:** | For Sale |
| **Suite:** | Yes |
| **Num Legal Suites:** | 1 |
| **Num Illegal Suites:** | 0 |
| **Home Style:** | 2 Storey |

| | |
|---|---|
| **Total Living Area:** | 2,300.01 sq. ft. |
| **Main Level Finished Area:** | 973.24 sq. ft. |
| **Upper Level Finished Area:** | 1,326.77 sq. ft. |
| **Below Grade Finished Area:** | 777.25 sq. ft. |
| **HOA Fee Frequency:** | Annually |
| **Acreage:** | No |
| **Lot Area:** | 4,563 sq. ft. |
| **Lot Frontage:** | 40' |
| **Front Exposure:** | Southeast |
| **Levels:** | Two |
| **Total Rooms Above Grade:** | 9 |
| **Year built:** | 2020 (Age: 6) |
| **Bedrooms:** | 6 (Above Grd: 5) |
| **Bedrooms Above Grade:** | 5 |
| **Bedrooms On Main:** | 1 |
| **Bedrooms Below Grade:** | 1 |
| **Bathrooms:** | 4.0 (Full:4, Half:0) |
| **Num Ensuite Baths:** | 1 |
| **Plan:** | 1911968 |
| **Heating:** | High Efficiency, Forced Air, Natural Gas |
| **Basement:** | Full, Finished, Separate/Exterior Entry |
| **Foundation:** | Poured Concrete |
| **New Constr.:** | No |
| **Construction Material:** | Composite Siding, Wood Frame |
| **Structure Type:** | House |
| **Roof:** | Asphalt Shingle |

| | |
|---|---|
| **Ensuite:** | Yes |
| **Flooring:** | Carpet, Ceramic Tile, Hardwood |
| **Cooling:** | Central Air |
| **Fireplaces:** | 1 |
| **Fireplace Details:** | Gas |
| **Garage:** | Yes |
| **Garage Spaces:** | 2 |
| **Parking:** | Double Garage Attached, Garage Door Opener, Insulated |
| **Parking Places:** | 4 |
| **Parking Total/Covered:** | 4 / - |
| **Laundry Features:** | Laundry Room, Multiple Locations |
| **HOA Fee:** | $210.00 |
| **City Quadrant:** | Northeast |
| **Community:** | Harvest Hills |
| **Amenities:** | Other |
| **Appliances:** | Dishwasher, Dryer, Garage Control(s), Gas Stove, Refrigerator, Washer, Window Coverings |
| **Inclusions:** | N/A |
| **Restrictions:** | Restrictive Covenant |
| **Main Floor** | Kitchen · 12'4" × 10'8" · |
| **Main Floor** | Dining Room · 13'5" × 9'8" · |
| **Main Floor** | Living Room · 14'11" × 11'7" · |
| **Main Floor** | Spice Kitchen · 8'5" × 5'4" · |
| **Main Floor** | Bedroom · 10'9" × 9'7" · |
| **Upper Level** | Laundry · 9'7" × 5'11" · |
| **Upper Level** | Bedroom - Primary · 13'5" × 12'11" · |

| | |
|---|---|
| **Upper Level** | Bedroom · 10'11" × 9'11" · |
| **Upper Level** | Bedroom · 11'10" × 8'11" · |
| **Upper Level** | Bedroom · 12'11" × 9'8" · |
| **Upper Level** | Bonus Room · 13'7" × 12'9" · |
| **Basement** | Furnace/Utility Room · 13'11" × 7'4" · |
| **Suite** | Laundry · 5'1" × 3'5" · |
| **Suite** | Bedroom · 11'1" × 9'11" · |
| **Suite** | Kitchen · 11'11" × 10'4" · |
| **Title to Land:** | Fee Simple |
| **Community Features:** | Park, Playground, Schools Nearby, Shopping Nearby, Walking/Bike Paths |
| **Interior Features:** | Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Separate Entrance, Walk-In Closet(s) |
| **Exterior Features:** | Private Yard |
| **Patio And Porch Features:** | Deck |
| **Lot Features:** | Backs on to Park/Green Space, Landscaped, Standard Shaped Lot |
| **Num. of Parcels:** | 0 |
| **Fencing:** | Fenced |
| **Region:** | Calgary |
| **Zone:** | CAL Zone N |
| **Zoning:** | R-G |
| **Listed Date:** | Sep 29, 2026 |

### Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/125-harvest-hills-way-ne-calgary-a2349296/

### Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

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