179 Hawkwood Boulevard NW

Calgary | Active | MLS® A2327397

$599,900









Bedrooms	Bathrooms	Year Built	Living area
4	**3**	**1984**	**1,183 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by AMG Realty

A closer look

Welcome to this beautifully maintained 4-level split offering over 1,750 sq. ft. of bright, functional living space in the desirable community of Hawkwood. Ideally located close to schools, Superstore, shopping, parks, and major routes including Crowchild Trail, John Laurie Boulevard, Shaganappi Trail, and Stoney Trail.

This inviting home features 4 bedrooms, 3 full bathrooms, two skylights, and a large front picture window that fills the home with natural light. Recent updates include newer windows and roofing for added peace of mind.

The spacious family room opens through sliding patio doors to a beautifully landscaped backyard, perfect for relaxing or entertaining. A separate side entrance provides convenient access to the lower level, complete with a fourth bedroom and a 3-piece bathroom-ideal for guests, extended family, or a home office.

Offering comfort, space, and an exceptional location, this move-in-ready home is one you won't want to miss!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2327397
Bedrooms	4
Bathrooms	3
Year Built	1984
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	4 Level Split
Total Living Area:	1,183 sq. ft.
Main Level Finished Area:	544.3 sq. ft.

Upper Level Finished Area:	639.5 sq. ft.
Below Grade Finished Area:	566.2 sq. ft.
Acreage:	No
Lot Area:	361 sq. ft.
Lot Frontage:	30'2"
Front Exposure:	East
Floor Location:	Other
Levels:	4 Level Split
Total Rooms Above Grade:	6
Year built:	1984 (Age: 42)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	3.0 (Full:3, Half:0)
Num Ensuite Baths:	1
Plan:	8410718
Heating:	None
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Vinyl Siding, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Vinyl

Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Off Street
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	Lower Level
City Quadrant:	Northwest
Community:	Hawkwood
Appliances:	Dishwasher, Electric Stove, Range Hood, Refrigerator
Inclusions:	None
Restrictions:	None Known
Main Floor	Entrance · 5'5" × 5' ·
Main Floor	Dining Room · 11'5" × 9'2" ·
Main Floor	Pantry · 2'6" × 1'8" ·
Main Floor	Living Room · 14'8" × 11'5" ·
Main Floor	Kitchen With Eating Area · 16'8" × 9'10" ·
2nd Floor	Bedroom - Primary · 13'9" × 11'7" ·
2nd Floor	Walk-In Closet · 6'1" × 5' ·
2nd Floor	Bedroom · 11'6" × 8'10" ·
2nd Floor	Bedroom · 11'4" × 8'4" ·
Lower Level	Game Room · 19'11" × 16'8" ·
Lower Level	Bedroom · 11'3" × 10'5" ·
Basement	Laundry · 7'4" × 5' ·
Basement	Other · 39'10" × 11'2" ·
Title to Land:	Fee Simple

Community Features:	Other
Interior Features:	No Animal Home, No Smoking Home
Exterior Features:	None
Patio And Porch Features:	Deck
Lot Features:	Level
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NW
Zoning:	R-CG
Listed Date:	Jul 12, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/179-hawkwood-boulevard-nw-calgary-a2327397/

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