31 Hampstead Close NW

Calgary | Active | MLS® A2352634

$849,900









Bedrooms	Bathrooms	Year Built	Living area
5	**4**	**1996**	**2,299.2 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Real Broker

A closer look

This cherished Hamptons home is perfect for a family who covet a high quality of life. Just outside your front door is a huge park with every imaginable sport and outdoor amenity, plus the K-6 Hamptons School. For a young family, or a couple aspiring to have kids, that is a priceless luxury.

Quality of life here looks like this: the kids walk home from school, grab a snack, and run back out to play soccer, baseball, hockey or tennis, or ride their bikes along the pathways, all of it visible from your front windows. The street is a quiet cul-de-sac with almost no traffic.

The same family has owned it since it was built in 1996/97, and their care is evident in every room. The oak millwork is in beautiful condition. the roof was replaced in 2019, and the mechanical systems have been kept current. The well maintained kitchen and bathrooms are original, which means the next owners get to make them their own rather than live with someone else’s renovation choices.

The Hamptons is a quiet NW community, anchored by the renowned Hamptons Golf Club. Crowfoot Crossing, the LRT and Stoney Trail are minutes away, and the University of Calgary, Foothills Medical Centre and the Alberta Children’s Hospital are an easy commute.

Homes facing this park rarely come to market. Contact us today to schedule your showing.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2352634
Bedrooms	5
Bathrooms	4
Year Built	1996
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:	2 Storey
Total Living Area:	2,299.2 sq. ft.
Main Level Finished Area:	1,229.9 sq. ft.
Upper Level Finished Area:	1,069.29 sq. ft.
Below Grade Finished Area:	1,114.91 sq. ft.
HOA Fee Frequency:	Annually
Acreage:	No
Lot Area:	5,306 sq. ft.
Lot Frontage:	62'1"
Front Exposure:	North
Unit Exposure:	North
Levels:	Two
Total Rooms Above Grade:	8
Year built:	1996 (Age: 30)
Bedrooms:	5 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	2
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	1
Plan:	9312280
Heating:	Central, Natural Gas
Basement:	Full, Partially Finished, Other
Foundation:	Poured Concrete
New Constr.:	No

Construction Material:	Stucco, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Linoleum
Cooling:	None
Fireplaces:	1
Fireplace Details:	Family Room, Gas, Living Room
Garage:	Yes
Garage Spaces:	2
Parking:	Concrete Driveway, Double Garage Attached, Driveway
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Main Level
HOA Fee:	$210.00
City Quadrant:	Northwest
Community:	Hamptons
Amenities:	None
Appliances:	Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer
Inclusions:	N/A
Restrictions:	Restrictive Covenant, Utility Right Of Way
Main Floor	Breakfast Nook · 8'11" × 7'4" ·
Main Floor	Den · 11'2" × 9'8" ·
Main Floor	Dining Room · 13'2" × 9'8" ·
Main Floor	Family Room · 14'1" × 13'5" ·
Main Floor	Kitchen · 19'5" × 12'7" ·

Main Floor	Laundry · 8'5" × 7'10" ·
Main Floor	Living Room · 14'4" × 11'4" ·
Upper Level	Bedroom · 11'9" × 11'2" ·
Upper Level	Bedroom · 11'10" × 11'2" ·
Upper Level	Bedroom - Primary · 17'11" × 13' ·
Basement	Bedroom · 11'6" × 9'5" ·
Basement	Bedroom · 21' × 10'4" ·
Basement	Other · 29'10" × 21'6" ·
Basement	Furnace/Utility Room · 11' × 6'2" ·
Title to Land:	Fee Simple
Community Features:	Golf, Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Tennis Court(s), Walking/Bike Paths
Interior Features:	Built-in Features, Jetted Tub, Kitchen Island, Laminate Counters, Pantry, Storage
Exterior Features:	Private Yard
Patio And Porch Features:	Deck
Lot Features:	Rectangular Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NW
Zoning:	R-C1
Listed Date:	Oct 16, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/31-hampstead-close-nw-calgary-a2352634/

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