4 Hamptons Heath NW

Calgary | Active | MLS® A2352870

$875,500









Bedrooms	Bathrooms	Year Built	Living area
4	**3**	**1993**	**2,416.55 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Coldwell Banker Mountain Central

A closer look

Proudly offered by its original owner, this beautifully maintained home offers over 2,400 sq. ft. of above-grade living space in a peaceful setting backing directly onto municipal green space and mature trees. Recent improvements exceeding $26,000 provide added peace of mind, including Poly-B plumbing replacement, sump pump installation, weeping tile work, driveway and roof repairs, and furnace servicing. Additional mechanical features include dual high-efficiency furnaces (2020), an updated hot water tank and two humidifiers. Elegant curb appeal showcases extensive stone detailing and aluminum-clad window trim. Inside, a grand foyer opens to an impressive living room with soaring vaulted ceilings, while the formal dining room features a distinctive hand-trowelled ceiling with decorative detailing. Double French doors connect the dining room to the kitchen, and rich oak flooring adds warmth throughout the main level. The inviting family room features a fireplace framed by custom cabinetry and built-in bookshelves. A spacious main-floor office with built-in cabinetry is ideal for working from home. The family-sized kitchen offers custom solid oak cabinetry, granite countertops, a walk-in pantry, and a newer gas range with downdraft ventilation and dishwasher (both 2023). A convenient wet bar between the kitchen and family room makes entertaining effortless.

Upstairs, double doors introduce the spacious primary retreat, complete with two walk-in closets and a luxurious five-piece ensuite. Two additional generously sized bedrooms and a four-piece bathroom complete the upper level.

The basement offers over 1300 sq. ft. of additional development space, with a bathroom rough-in, ready for your future plans. Main-floor laundry includes a stacked washer and dryer, sink and dedicated folding area. Wired surround sound and a wired security system add further convenience. Enjoy the private deck and patio surrounded by mature trees, with municipal green space directly behind. With timeless craftsmanship, generous living spaces, substantial recent investment and public transit just steps away, this is a wonderful opportunity to own a quality home in an exceptional setting.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2352870
Bedrooms	4
Bathrooms	3
Year Built	1993
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:	2,416.55 sq. ft.
Main Level Finished Area:	1,414.83 sq. ft.
Upper Level Finished Area:	1,001.73 sq. ft.
Below Grade Finished Area:	1,345.85 sq. ft.
HOA Fee Frequency:	Annually
Acreage:	No
Lot Area:	5,963 sq. ft.
Lot Frontage:	59'1"
Front Exposure:	Northwest
Levels:	Two
Total Rooms Above Grade:	9
Year built:	1993 (Age: 33)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	9212496
Heating:	Forced Air
Basement:	Full, Partially Finished, None
Foundation:	Poured Concrete

New Constr.:	No
Construction Material:	Stone, Stucco, Wood Frame
Structure Type:	House
Roof:	Clay Tile
Ensuite:	Yes
Flooring:	Carpet, Hardwood, Linoleum
Cooling:	None
Fireplaces:	1
Fireplace Details:	Family Room, Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached, Garage Door Opener, Garage Faces Front
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Main Level
HOA Fee:	$220.00
City Quadrant:	Northwest
Community:	Hamptons
Amenities:	None
Appliances:	Dishwasher, Freezer, Garage Control(s), Garburator, Gas Range, Microwave, Refrigerator, Washer/Dryer Stacked, Window Coverings
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Breakfast Nook · 12'1" × 10'3" ·
Main Floor	Dining Room · 13' × 12'1" ·
Main Floor	Family Room · 18' × 13'6" ·

Main Floor	Foyer · 6'4" × 4'5" ·
Main Floor	Kitchen · 13' × 12'1" ·
Main Floor	Laundry · 12'5" × 5'8" ·
Main Floor	Living Room · 14'4" × 12'2" ·
Main Floor	Office · 14'6" × 10'4" ·
Upper Level	Bedroom · 15'8" × 9'4" ·
Upper Level	Bedroom · 15'2" × 9'3" ·
Upper Level	Bedroom - Primary · 17'2" × 14'1" ·
Upper Level	Walk-In Closet · 18' × 0' ·
Upper Level	Walk-In Closet · 19' × 0' ·
Basement	Bedroom · 19'9" × 11'11" ·
Basement	Storage · 27' × 0' ·
Basement	Flex Space · 39'7" × 37' ·
Basement	Furnace/Utility Room · 14'6" × 13'7" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights
Interior Features:	Bar, Bookcases, Built-in Features, Ceiling Fan(s), Double Vanity, French Door, Granite Counters, High Ceilings, Kitchen Island, Natural Woodwork, No Smoking Home, Open Floorplan, Pantry, Wood Windows
Exterior Features:	BBQ gas line, Uncovered Courtyard
Patio And Porch Features:	Deck, Patio
Lot Features:	Back Yard, Backs on to Park/Green Space, Corner Lot, Cul-De-Sac, Few Trees, Front Yard, Landscaped, Low Maintenance Landscape, No Back Lane, No Neighbours Behind, Rectangular Lot, Street Lighting
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/4-hamptons-heath-nw-calgary-a2352870/

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