



GRASSROOTS
REALTY GROUP

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159 HAMPSHIRE Grove
Calgary, Alberta

MLS # A2244055



\$799,000

Division:	Hamptons		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,166 sq.ft.	Age:	1993 (32 yrs old)
Beds:	3	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Yard, Cul-De-Sac, Landscaped, Treed		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood	Sewer:	-
Roof:	Tile	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Brick, Vinyl Siding	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Bookcases, Breakfast Bar, Closet Organizers, No Smoking Home, Open Floorplan		

Inclusions: N/A

Open house 2-4pm at Aug 9 & 10th. A Rare Find in Hamptons! Nestled in a quiet cul-de-sac and backing onto beautifully landscaped greenspace, this home offers over 3,000 sqft of total living area, blending timeless elegance with modern comfort. The freshly painted main and upper floors welcome you with formal living and dining rooms, a sun-filled breakfast nook, and a spacious family room anchored by a cozy gas fireplace. The kitchen features stainless steel appliances, a walk-in pantry, and a brand new stove (2025). Upstairs, enjoy a generous loft ideal for a home office, plus a spacious primary retreat with jetted tub, dual sinks, and walk-in closet. The bright basement includes a full bathroom, rec room, and flex space for gym, ping pong, or movie nights. Major upgrades include a concrete tile roof (2014) and a lot of windows replaced (2020). Walk to top-ranked schools like Tom Baines & Sir Winston Churchill High Schools, and enjoy quick access to Costco, Superstore, and Stoney Trail. A family-friendly gem in the heart of Hamptons!