



GRASSROOTS
REALTY GROUP

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10481 Hidden Valley Drive NW
Calgary, Alberta

MLS # A2265979



\$599,900

Division:	Hidden Valley		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,431 sq.ft.	Age:	1995 (30 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Landscaped, Level, Rectangular Lot		

Heating:	Forced Air, Natural Gas
Floors:	Carpet, Laminate, Tile
Roof:	Asphalt Shingle
Basement:	Finished, Full
Exterior:	Vinyl Siding, Wood Frame
Foundation:	Poured Concrete
Features:	Built-in Features, No Smoking Home, Open Floorplan, See Remarks

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	R-CG
Utilities:	-

Inclusions: N/A

Welcome to your beautifully renovated home in the family-friendly community of Hidden Valley! This 2-storey residence has been thoughtfully updated throughout, offering comfort, style, and functionality for today's lifestyle. The main level showcases a brand-new kitchen with modern cabinetry, quartz countertops, and updated appliances—perfect for cooking and entertaining. Renovated bathrooms, brand new roof and siding, and the addition of central air conditioning bring peace of mind and year-round comfort. Upstairs you'll find three spacious bedrooms, including a primary suite with a walk-in closet and fully renovated ensuite. An additional full bathroom completes the upper floor, making it ideal for families. The fully finished basement offers a large recreation room plus space for another bedroom, creating flexibility for guests, a home office, or a gym. Step outside to enjoy a landscaped yard with a low-maintenance composite deck—perfect for summer gatherings. A large double attached garage with soaring ceilings provides room for vehicles and plenty of extra storage. With its stylish updates, functional layout, and desirable location close to schools, parks, and amenities, this home is truly move-in ready.