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378 Hotchkiss Manor SE Calgary, Alberta

MLS # A2270264



\$684,900

Division:	Hotchkiss			
Type:	Residential/House			
Style:	2 Storey			
Size:	2,040 sq.ft.	Age:	2025 (0 yrs old)	
Beds:	3	Baths:	3	
Garage:	Double Garage Attached			
Lot Size:	0.07 Acre			
Lot Feat:	Level			

Heating: Water: Forced Air, Natural Gas Floors: Sewer: Carpet, Ceramic Tile, Vinyl Plank Roof: Condo Fee: Asphalt Shingle **Basement:** LLD: Full **Exterior:** Zoning: Stone, Vinyl Siding, Wood Frame R-G Foundation: **Poured Concrete Utilities:**

Features: High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters

Inclusions: N/A

Welcome to your new home in one of the area's most desirable and accessible new communities - Hotchkiss. This beautifully designed 2040 SF home with a double car front attached garage offers the perfect balance of comfort, style, and convenience—featuring sweeping views of the mountains and easy access to Stoney Trail. Step inside to find an open-concept floor plan filled with natural light, high ceilings, and modern finishes throughout. The spacious main floor features a large flex room suitable for a home office, and flows seamlessly into a gourmet kitchen complete with upgraded Samsung stainless steel appliances, quartz countertops, and a generous island—perfect for entertaining or casual meals. Upstairs, the primary bedroom is your personal retreat with large windows, a WIC and 5-piece ensuite with soaker tub and separate shower. Two extra bedrooms and a spacious bonus room provide ample space for entertaining, as well as comfortable accommodations for family and guests. Photos are representative.