



**219 Hawkstone Close NW
Calgary, Alberta**

MLS # A2304713

\$780,000



Division:	Hawkwood		
Type:	Residential/House		
Style:	1 and Half Storey		
Size:	1,968 sq.ft.	Age:	1990 (36 yrs old)
Beds:	4	Baths:	1 full / 1 half
Garage:	Double Garage Attached, Front Drive, Garage Door Opener, Garage Faces F		
Lot Size:	0.13 Acre		
Lot Feat:	Back Yard, City Lot, Few Trees, Front Yard, Landscaped, Lawn, Level, Low M		

Heating:	Forced Air	Water:	-
Floors:	Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Ceiling Fan(s), High Ceilings, Jetted Tub, No Animal Home, No Smoking Home		
Inclusions:	N/A		

Within walking distance to both Public and Separate , K - 6 schools Original Owners are Downsizing. Wide Streets. Treed Subdivision. Across the street from a park, walking paths, Located at the far end of a quiet Close Bus stops within short distance Fully treed back yard with a pond and a water feature. All Poly B Plumbing Removed and Replaced with Pex January 2025 New Furnace Installed Feb 2024 Newer Carpets. Installed Stove Replaced July 2025 Clothes Dryer Replaced July 2025 Cultured Marble Jacuzzi/bathroom sinks Refinished April 2026 providing a private personal space. All Decked Outside Space 10x17. West Backyard. Hawkwood has been acknowledged for its community spirit and quality of life, winning local awards for its parks and recreational facilities. The community also includes modern townhouses and condos that cater to different family sizes and lifestyles. The neighbourhood features well-maintained parks, pathways, and a variety of recreational facilities, providing residents with ample opportunities for outdoor activities. Residents appreciate the peaceful environment, scenic views, and convenient access to schools, shopping centers, and amenities. Discover the charm and beauty of Hawkwood, where quality of life and community spirit thrive.