\$950,000 - 131 Hawkview Manor Place Nw, Calgary

MLS® #A2226780

\$950,000

4 Bedroom, 4.00 Bathroom, 2,762 sqft Residential on 0.25 Acres

Hawkwood, Calgary, Alberta

MAJOR PRICE REDUCTION Welcome to this exceptional two-storey walkout home offering over 3,800 sq.ft. of developed living space, nestled on one of the largest lots in Hawkwoodâ€"an impressive quarter acre at the end of a guiet cul-de-sac. Surrounded by mature trees, this private and peaceful setting is truly a rare find. Step inside to soaring vaulted ceilings and a dramatic winding staircase, with skylights illuminating the formal living room. Main floor features formal dining with deck access, bright kitchen with granite counters, breakfast nook, large family room with fireplace, wet bar, and patio doors to a private deck with views. Den/office can be used as a 5th bedroom, plus 2-pc bath and access to the double attached garage. Upstairs offers a spacious primary suite with fireplace and luxurious 6- pc ensuite, two additional bedrooms with city views, 4-pc bath, and laundry room. Walkout basement includes games and family rooms, 4th bedroom, 4-pc bath, utility, and storage. Two furnaces, two hot water tanks, irrigation, Vacuflo, security system, garden shed, and freshly painted exterior. Solid and well-maintained with opportunity to update and add value. Steps to parks, schools, Crowfoot, LRT, and major routes.







Built in 1985

Essential Information

MLS® # A2226780 Price \$950,000

Bedrooms 4
Bathrooms 4.00
Full Baths 3

Half Baths 1

Square Footage 2,762 Acres 0.25 Year Built 1985

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 131 Hawkview Manor Place Nw

Subdivision Hawkwood

City Calgary
County Calgary
Province Alberta
Postal Code T3G 2Z5

Amenities

Utilities Cable Available, Electricity Available, Natural Gas Available, Sewer

Connected, Water Available

Parking Spaces 2

Parking Double Garage Attached, Insulated

of Garages 2

Interior

Interior Features No Animal Home, No Smoking Home, Vaulted Ceiling(s), Walk-In

Closet(s)

Appliances Dishwasher, Dryer, Garburator, Microwave, Refrigerator, Washer,

Oven-Built-In, Electric Cooktop

Heating Forced Air, Natural Gas

Cooling None
Fireplace Yes
of Fireplaces 3

Fireplaces Basement, Gas, Living Room, Wood Burning, Master Bedroom

Has Basement Yes

Basement Finished, Full, Walk-Out

Exterior

Exterior Features Private Yard

Lot Description Cul-De-Sac, Pie Shaped Lot

Roof Clay Tile

Construction Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed June 2nd, 2025

Days on Market 12

Zoning R-CG

Listing Details

Listing Office Calgary West Realty

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