# **\$874,650 - 149 Hotchkiss Way Se, Calgary**

MLS® #A2205547

### \$874,650

4 Bedroom, 4.00 Bathroom, 2,172 sqft Residential on 0.09 Acres

Hotchkiss, Calgary, Alberta

Welcome to the Ashton, a stunning Showhome designed for modern living! This executive home boasts an impressive kitchen featuring a peninsula layout, open shelving in the island, upgraded backsplash tile, and luxurious gold fixtures. Enjoy the convenience of a Smart Home package, energy-efficient upgrades, air conditioning, and a 10' x 7'6" wooden back deck with railing. Inside, you'll find beautifully tiled floors in the ensuite and main bathroom, plus a spacious shower with tiled walls. Additional features include a side entrance, electric fireplace with full-height tile face, and vaulted ceilings in the bonus room. The basement development includes a legal suite, while upgraded lighting, interior finishes, and landscaping complete this exceptional home. Photos are representative.

Built in 2022

#### **Essential Information**

MLS® # A2205547

Price \$874,650

Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 2,172

Acres 0.09

Year Built 2022







Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

## **Community Information**

Address 149 Hotchkiss Way Se

Subdivision Hotchkiss
City Calgary
County Calgary
Province Alberta
Postal Code T3S0G2

#### **Amenities**

Amenities None

Parking Spaces 4

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features Double Vanity, Kitchen Island, Open Floorplan, Pantry, Separate

Entrance, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s)

Appliances Built-In Oven, Dishwasher, Dryer, Gas Cooktop, Microwave, Range

Hood, Refrigerator, Washer

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes # of Fireplaces 1

Fireplaces Decorative, Electric, Living Room

Has Basement Yes

Basement Finished, Full, Suite

#### **Exterior**

Exterior Features None

Lot Description Back Lane, Back Yard

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed March 25th, 2025

11

Days on Market

Zoning R-G

HOA Fees 195

HOA Fees Freq. ANN

# **Listing Details**

Listing Office Bode Platform Inc.

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