

## 3 Hampstead Hill NW Calgary, Alberta

MLS # A2294709



# \$929,900

<b>Division:</b>	Hamptons		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,489 sq.ft.	<b>Age:</b>	2001 (25 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Driveway, Garage Door Opener, Heated Garage, Tandem, Triple Garage Att		
<b>Lot Size:</b>	0.14 Acre		
<b>Lot Feat:</b>	Back Yard, Corner Lot, Cul-De-Sac, Landscaped, Lawn, Rectangular Lot, Tre		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Wood	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Stucco, Wood Frame	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Built-in Features, Chandelier, Closet Organizers, French Door, Granite Counters, High Ceilings, Kitchen Island, Natural Woodwork, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Separate Entrance, Skylight(s), Soaking Tub, Stone Counters, Storage, Walk-In Closet(s)		
<b>Inclusions:</b>	Refrigerator, stove, hoodfan, dishwasher, all window coverings, and garage door opener		

Welcome to your dream family home in the heart of the Hamptons, one of Calgary's premier golf course communities. This stunning house makes a big impression as you enter with its soaring 18-foot ceilings, bright skylight, and beautiful curved staircase. You will love the high-end feel of the chevron-patterned hardwoods, fresh paint, and recently updated carpets throughout, and the roof was done in 2025. The main floor is perfect for family life, offering a sunny den or home office behind French doors and a formal dining area for holiday dinners. The kitchen is the heart of the home, featuring granite countertops, stainless steel appliances, and a built-in desk for homework. Next to the kitchen, the sun-filled breakfast nook leads right out to the back deck. In the cozy family room, you will find floor-to-ceiling built-ins around the gas fireplace, including window seating with hidden storage. A large laundry room with plenty of cabinets adds extra convenience on the main floor. Upstairs feels bright and open, looking down over the living area. The primary bedroom is very large and features a walk-in closet with custom shelving and a private five-piece bathroom. Two more big bedrooms give the kids or guests plenty of their own space. Living here is all about the community. This active neighborhood features walking paths, tennis courts, a hockey rink, and top-rated schools. With the Hamptons Golf Club around the corner and easy access to Stoney Trail, you get a quiet, beautiful setting that is still close to everything you need.