

8 Hawkwood Way NW
Calgary, Alberta

MLS # A2164787



\$699,000

Division:	Hawkwood		
Type:	Residential/House		
Style:	2 Storey Split		
Size:	1,802 sq.ft.	Age:	1981 (43 yrs old)
Beds:	5	Baths:	4
Garage:	Double Garage Attached		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood, Laminate, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full, Walk-Out To Grade	LLD:	-
Exterior:	Wood Frame	Zoning:	R-C1
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home		

Inclusions: hot tub(as is), all appliances in the basement

Great starter single house in the desirable community of Hawkwood. Located on a quiet and convenient street, it has a sunny south backyard with a back lane and a walkout basement. Spacious living room. Total 5 bedrooms and main floor office with 4 full bathrooms. Newer kitchen with heated floor. Most windows are upgraded to vinyl. The basement needs more renovation to be a legal suite(Development permit available). Close to the library, YMCA, schools, shopping and public transit. Priced to sell and don't miss out.