

**112 Hidden Creek Gardens NW**  
**Calgary, Alberta**

**MLS # A2213147**



**\$499,000**

<b>Division:</b>	Hidden Valley		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,546 sq.ft.	<b>Age:</b>	2001 (24 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.06 Acre		
<b>Lot Feat:</b>	Backs on to Park/Green Space, Landscaped, Low Maintenance Landscape		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 494
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Vinyl Siding, Wood Frame	<b>Zoning:</b>	M-C1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	No Smoking Home, See Remarks, Soaking Tub, Vaulted Ceiling(s)		

**Inclusions:** Some window coverings

Fall in love with this stunning end unit townhome backing onto nature where comfort, style, and location come together beautifully. This bright and spacious 3-bedroom, 2.5-bath end-unit townhouse offers plenty of thoughtfully developed living space, including a fully finished walk-out basement and a double attached garage. From the moment you step inside, you'll be struck by the soaring vaulted ceilings and abundant natural light. The airy main floor boasts a welcoming living room with a cozy fireplace and built-in shelving, perfect for relaxing or entertaining. The open-concept layout flows seamlessly into a well-appointed kitchen featuring a walk-in pantry, ample counter space, and raised breakfast bar seating at the island. Convenient main floor laundry adds to the home's functional charm. Upstairs, the oversized primary suite is a true retreat with its vaulted ceiling, generous walk-in closet, and a spa-inspired ensuite complete with a jetted tub—perfect for unwinding at the end of the day. Two additional well-sized bedrooms and a full 4-piece bath complete the upper level. The fully developed walk-out basement is bright and versatile, with direct access to a private, tranquil courtyard—ideal for morning coffee or evening drinks. Just steps from your door, you'll find scenic walking and running paths, a beautiful golf course, and ravine views that make this community truly special.