

# \$799,900 - 52 Hidden Creek Terrace Nw, Calgary

MLS® #A2232455

**\$799,900**

4 Bedroom, 3.00 Bathroom, 1,916 sqft

Residential on 0.11 Acres

Hidden Valley, Calgary, Alberta

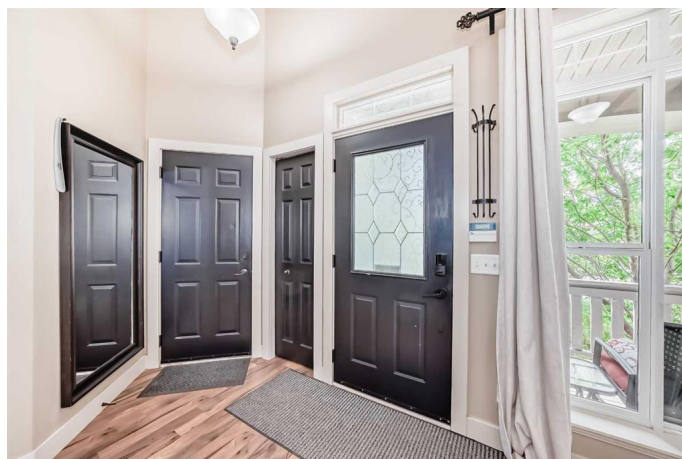
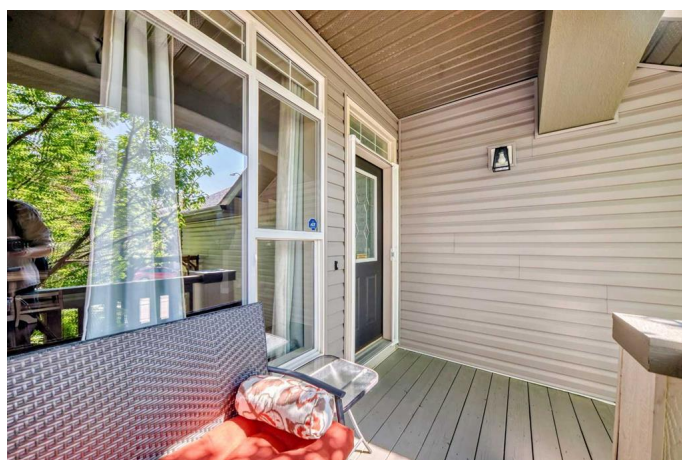
Welcome to Hanson Ranch—a serene and peaceful community with convenient access to all desired amenities, Stoney Trail and Calgary airport. Ideal for families: linked to a network of walking/biking paths, ponds and playgrounds with easy access to several schools close by. This renovated split level home boasts bright cabinetry, GRANITE countertops, 2 fridges, induction stove, laminate flooring, soaring 15-foot ceilings, and an open layout ideal for young families. Our residence features 4 bedrooms, 3 full bathrooms a main floor kitchen, living room and dining area, a third-level with great room, gas fireplace, 4th bedroom/office, 3 pc bath/laundry and bar area, PLUS a newly completed fourth-level media/rec room with custom "up firing" lights and a spacious children's play area. Recent upgrades include: NEW siding, shingles(class 4) eaves, an on-demand hot water system, and appliances(2024) Additional features such as water softener(2024) radon system, garage door and opener(2024) air conditioning, and rear irrigation. The expansive rear deck is surrounded by trees for added privacy and is just steps away from parks and bike paths. Seize this opportunity to make Hanson Ranch your home!

Built in 2001

## Essential Information

MLS® #

A2232455



Price	\$799,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,916
Acres	0.11
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

### Community Information

Address	52 Hidden Creek Terrace Nw
Subdivision	Hidden Valley
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 6J7

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway, Insulated
# of Garages	2

### Interior

Interior Features	High Ceilings, No Animal Home, No Smoking Home
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Water Softener
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Mantle
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	BBQ gas line
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Lot Description	Back Yard, Front Yard, Landscaped, Treed
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 19th, 2025
Days on Market	2
Zoning	R-CG

### **Listing Details**

Listing Office	Century 21 Bamber Realty LTD.
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