

# \$494,000 - 108 Hidden Creek Rise Nw, Calgary

MLS® #A2209122

**\$494,000**

3 Bedroom, 3.00 Bathroom, 1,399 sqft  
Residential on 0.05 Acres

Hidden Valley, Calgary, Alberta

OPEN HOUSE: SUNDAY, MAY 4, 1:00-3:00.

A bright, peaceful home with stunning south views, stylish updates, and room to grow. Welcome home – to a beautifully updated 2-storey offering an ideal balance of comfort and functionality. Freshly painted throughout, the home feels light, clean, and move-in ready. Large windows fill the space with natural light, and the open-concept main floor is perfect for both everyday living and entertaining. The living room features an electric fireplace, adding a cozy touch, while the kitchen is upgraded with granite countertops and features a new backsplash and brand-new stainless steel appliances.

Upstairs, a spacious landing with a built-in desk offers a dedicated workspace or study area, and the primary suite includes a walk-in closet and private ensuite. The unfinished walkout basement provides abundant natural light and future flexibility, while the balcony off the main level is the perfect place to relax and enjoy the sunshine and views.

Located in a quiet, well-connected neighbourhood, this home is just a short walk to bus stops and close to multiple schools, shopping centres, parks, and pathways. A fantastic opportunity to settle into a bright, comfortable home in Hidden Valley.

Built in 2002

## Essential Information



MLS® #	A2209122
Price	\$494,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,399
Acres	0.05
Year Built	2002
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### **Community Information**

Address	108 Hidden Creek Rise Nw
Subdivision	Hidden Valley
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 6L5

### **Amenities**

Amenities	Park, Visitor Parking
Parking Spaces	2
Parking	Driveway, Front Drive, Single Garage Attached, Concrete Driveway, Garage Faces Front
# of Garages	1

### **Interior**

Interior Features	Breakfast Bar, Granite Counters, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Garage Control(s), Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Great Room

# of Stories	2
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out

### **Exterior**

Exterior Features	Balcony
Lot Description	Back Yard, Front Yard, Interior Lot, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 1st, 2025
Days on Market	2
Zoning	M-C1

### **Listing Details**

Listing Office	Royal LePage Benchmark
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.