

\$1,325,000 - 14 Hawthorne Crescent Nw, Calgary

MLS® #A2218443

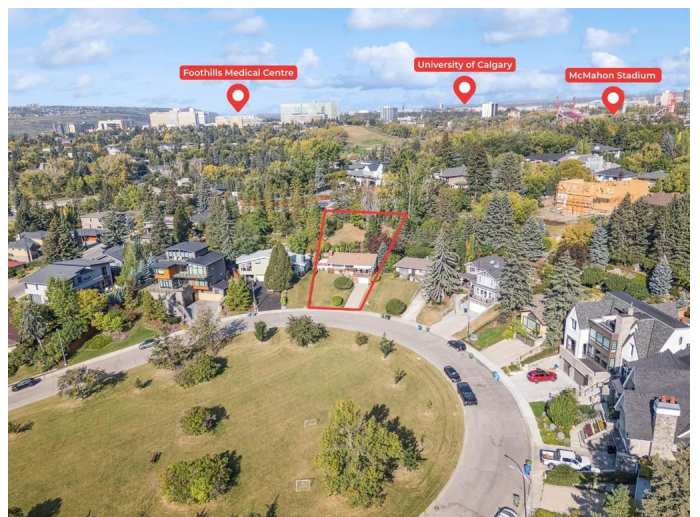
\$1,325,000

3 Bedroom, 1.00 Bathroom, 1,034 sqft

Residential on 0.26 Acres

Hounsfield Heights/Briar Hill, Calgary, Alberta

A rare offering in Briar Hill, this property seamlessly combines location, lifestyle, and long-term potential. Situated on an expansive 0.26-acre (11,442 sq. ft.) pie-shaped lot along the highly sought after cul-de-sac of Hawthorne Crescent, this home is set among some of the largest lots in the neighbourhood. The well-maintained 1950s bungalow showcases enduring charm with original hardwood floors, a timeless Youngstown kitchen, and a fully finished basement. With three bedrooms on the main level and potential to add an additional bedroom and bathroom downstairs, the home offers flexibility for a young couple, growing family, or those interested in the potential of redevelopment. The backyard is a private, terraced retreat—crafted with natural Bow River rock and a sloped upper area—ideal for entertaining or quiet enjoyment. Sweeping city and river valley views are visible from both the front porch and the yard. Hawthorne Crescent features a central park, while Briar Hill Elementary School is less than a two-minute walk away. Everyday conveniences are close at hand with nearby shopping, universities, Foothills Medical Centre, an off-leash dog park, and a quick 10-minute commute to downtown. Whether you're searching for a character home to personalize or the ideal setting to build your inner-city dream home, this is a truly exceptional opportunity in one of Calgary's most desirable communities.



Built in 1957

Essential Information

MLS® #	A2218443
Price	\$1,325,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,034
Acres	0.26
Year Built	1957
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	14 Hawthorne Crescent Nw
Subdivision	Hounsfield Heights/Briar Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N3V4

Amenities

Parking Spaces	3
Parking	Driveway, Front Drive, On Street, Oversized, Single Garage Attached
# of Garages	1

Interior

Interior Features	Built-in Features, Storage
Appliances	Electric Stove, Refrigerator, Window Coverings, Garage Control(s), Microwave Hood Fan, Water Softener
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
Has Basement	Yes

Basement	Full, Finished
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Exterior

Exterior Features	Garden, Private Yard, Storage
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Lot Description	Back Yard, Front Yard, Cul-De-Sac, Garden, Many Trees, No Neighbours Behind, Pie Shaped Lot, Private, Street Lighting
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Roof	Asphalt Shingle
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Construction	Vinyl Siding, Brick
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Foundation	Poured Concrete
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Additional Information

Date Listed	September 20th, 2025
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Days on Market	1
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Zoning	R-CG
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Listing Details

Listing Office	Royal LePage Solutions
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