

\$549,999 - 2 Hidden Hills Terrace Nw, Calgary

MLS® #A2255432

\$549,999

4 Bedroom, 3.00 Bathroom, 1,026 sqft

Residential on 0.09 Acres

Hidden Valley, Calgary, Alberta

****PRIDE OF OWNERSHIP IN THIS HIDDEN VALLEY GEM**** | MOVE-IN READY | LARGE CORNER LOT | 3-4 BEDROOMS + 3 BATHS | GREAT CURB APPEAL | GORGEOUS OUTDOOR PRIVATE OASIS | DOUBLE DETACHED & INSULATED GARAGE | AIR CONDITIONING | PERFECT FOR FIRST-TIME HOME BUYERS OR SMALL FAMILIES | Welcome to your beautifully maintained 3/4-bedroom, 3-bathroom two-storey home in the highly sought-after community of Hidden Valley. Perfectly situated on a desirable CORNER LOT, your new home offers both CURB APPEAL and EXTRA OUTDOOR space, making it ideal for families and those who love to entertain. Step inside to find a BRIGHT and INVITING main floor with an open-concept layout, featuring a cozy living space offering a beautiful bay window overlooking the FRONT COVERED PORCH, a well-appointed SUNNY & AIRY EAST facing kitchen with ample cabinetry, and a CHEERFUL dining area that flows seamlessly to your backyard oasis. Upstairs, youâ€™ll discover a good sized primary bedroom and two additional well-proportioned bedrooms that share a REFRESHED 3-piece bath with a NEW SHOWER. The fully finished basement provides even more bright living space complete with welcoming FRENCH DOORS opening to a flexible area --- perfect as a FAMILY ROOM, HOME OFFICE, FITNESS ZONE or a FOURTH BEDROOM!! Your lower



level is complete with a DEDICATED LAUNDRY AREA ----with full sized washer and dryer +++ an additional 3-piece bath offering in-floor heating to keep those toes warm in the winter months! THE PERFECT LAYOUT! With its thoughtful design, abundance of natural light, and prime location close to schools, parks, pathways, and all amenities, this home truly has it all. Outside, enjoy a stunning outdoor living space complete with multiple patio areas, lush garden areas, and plenty of room to relax after a long day or host family gatherings. A double detached INSULATED garage adds convenience and functionality, offering secure parking and extra storage. NEWER FEATURES INCLUDE -- ROOF, DECK STAIRS, OVEN & EXHAUST FAN, AIR CONDITIONER, DISHWASHER, SHOWER IN UPPER LEVEL, WASHER & DRYER + FURNACE. Living in Hidden Valley means more than just a home - it's a lifestyle. Walk the scenic ravines, bike the winding paths, and watch your family grow in a vibrant, family-friendly community. Walking distance to TOP RATED schools, and commuters enjoy effortless access to transit (BUS STOP ACROSS THE STREET), major roads, and city amenities. On weekends, escape with easy access to Highway 1 (5 mins away) that leads you to our MAJESTIC ROCKY MOUNTAINS for hiking or skiing adventures, nature breaks or relax in the peaceful green spaces just outside your door. Don't miss your chance to own this HIDDEN VALLEY TREASURE -- a home that's lovingly cared for and is ready for its next chapter!

Built in 1998

Essential Information

MLS® #	A2255432
Price	\$549,999

Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,026
Acres	0.09
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	2 Hidden Hills Terrace Nw
Subdivision	Hidden Valley
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A6E1

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Driveway, Garage Door Opener, Garage Faces Rear, Rear Drive
# of Garages	2

Interior

Interior Features	French Door, No Smoking Home, Storage, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Yard, Corner Lot, Few Trees, Front Yard, Garden, Landscaped,

	Lawn, Level, Low Maintenance Landscape, Private, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 19th, 2025
Zoning	R-CG

Listing Details

Listing Office	Real Estate Professionals Inc.
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