

# \$539,900 - 27 Hidden Valley Link Nw, Calgary

MLS® #A2265833

**\$539,900**

3 Bedroom, 3.00 Bathroom, 1,316 sqft

Residential on 0.09 Acres

Hidden Valley, Calgary, Alberta

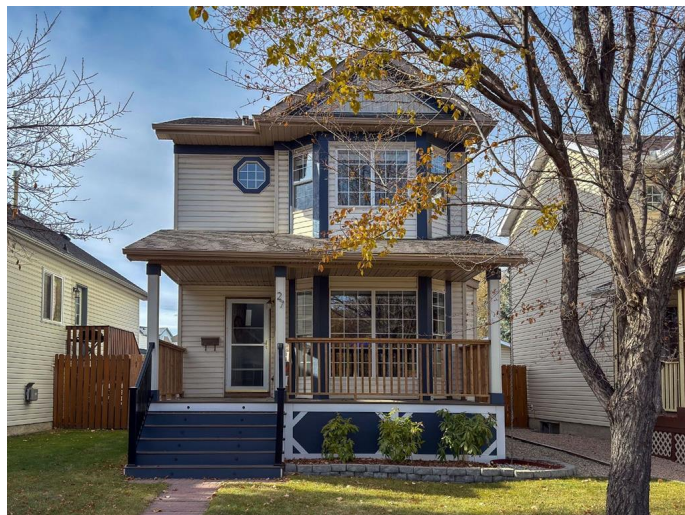
This is the home you've been waiting for! Home has been lovingly lived in and cared for, but it's time for new owners. Many recent upgrades to the home, but still has room for you to put your own finishing touches on. From the new trex decking on the front covered porch, new metal and wood handrails/railing and freshly painted smart board trim, it's the first thing you notice as you step into the home. Open floorplan with tons of natural light throughout, little upgrades abound, nicely appointed with built-ins, custom pantry, newer stainless steel appliances. The second floor gives you a large master bedroom with 3 pc en-suite, a second 4 pc bath and 2 amply scaled secondary bedrooms with recent built ins in both closets. The basement is mostly unfinished and is waiting for your ideas to finish it off. Sitting on a nice lot with a large west facing back yard. Double detached garage and plenty of on street parking gives you lots of room for guests and friends to park. Close to parks, schools and easy access to Beddington Trail, what more could you want? Call your favourite Realtor to book your own private showing before it's gone!

Built in 1994

## Essential Information

MLS® # A2265833

Price \$539,900



|                |             |
|----------------|-------------|
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,316       |
| Acres          | 0.09        |
| Year Built     | 1994        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 27 Hidden Valley Link Nw |
| Subdivision | Hidden Valley            |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T3A 5K3                  |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Interior Features | Bookcases, Closet Organizers, Laminate Counters, No Animal Home, No Smoking Home, Storage, Vinyl Windows |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer        |
| Heating           | Forced Air, Natural Gas                                                                                  |
| Cooling           | None                                                                                                     |
| Has Basement      | Yes                                                                                                      |
| Basement          | Full, Unfinished                                                                                         |

### Exterior

|                   |                                               |
|-------------------|-----------------------------------------------|
| Exterior Features | Rain Barrel/Cistern(s)                        |
| Lot Description   | Back Lane, Front Yard, Reverse Pie Shaped Lot |
| Roof              | Asphalt Shingle                               |

|              |                          |
|--------------|--------------------------|
| Construction | Vinyl Siding, Wood Frame |
| Foundation   | Poured Concrete          |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 20th, 2025 |
| Days on Market | 4                  |
| Zoning         | R-CG               |

**Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | Royal LePage Blue Sky |
|----------------|-----------------------|

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