

**10134 Hidden Valley Drive NW**  
**Calgary, Alberta**

**MLS # A2264319**



**\$759,000**

<b>Division:</b>	Hidden Valley		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,195 sq.ft.	<b>Age:</b>	1993 (32 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.11 Acre		
<b>Lot Feat:</b>	Back Yard, Front Yard, Landscaped, Lawn		

<b>Heating:</b>	Floor Furnace, Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Walk-In Closet(s)		

**Inclusions:** treadmill in basement

Welcome to Hidden Valley! This newly renovated 2-storey home with central air condition , 4 bedrooms up with 17" ceiling in the living room with tons of natural light. The kitchen is a chef's delight, offering an abundance of cabinets, a corner pantry, and updated stainless-steel appliances. Newly renovation include brand new windows with a 25 year warranty, new vinyl flooring and fresh painting, new kitchen with QUARTZ COUNTERS , no carpet in whole house. Other recent upgrades include roof (2015) , two hot water tank (2020), furnace & air condition (2021) , back yard composite deck (2024). Finished basement has a large entertainment room, additional room and 3 pieces full bath. Close to parks, schools, and public transit.