

207 Huxland Path
Calgary, Alberta

MLS # A2272683



\$899,000

Division:	Calgary		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,493 sq.ft.	Age:	2025 (1 yrs old)
Beds:	7	Baths:	5
Garage:	Double Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Level, Zero Lot Line		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Stone, Vinyl Siding	Zoning:	TBD
Foundation:	Poured Concrete	Utilities:	-
Features:	Crown Molding, Kitchen Island, Open Floorplan, Pantry, Tankless Hot Water, Tray Ceiling(s), Walk-In Closet(s)		

Inclusions: N/A

THIS IS A SHOWHOME AVAILABLE THROUGH LEASEBACK - the builder will temporarily rent the home back after possession and it will continue to be used as a showhome. Discover this beautifully upgraded Kingsley by Trico Homes, a stunning showhome located minutes from East Hills Shopping Centre. The main floor features a bright open layout with a flex room, a bedroom with full bath, a modern kitchen with a waterfall island, and a fully equipped spice kitchen. Upstairs offers four spacious bedrooms, three full baths, and a bonus room. The fully finished basement includes two large bedrooms, a full bath, and an oversized recreation area. This home provides exceptional value, professional maintenance, and a prime location close to shopping, parks, and transit—ideal for families seeking a well-designed property. ;Photos are representative.