

**1108, 1108 Hawksbrow Point NW**  
**Calgary, Alberta**

**MLS # A2315646**



**\$259,900**

<b>Division:</b>	Hawkwood		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	721 sq.ft.	<b>Age:</b>	1995 (31 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1 full / 1 half
<b>Garage:</b>	Heated Garage, Parkade, Stall, Titled, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 497
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Mixed	<b>Zoning:</b>	DC (pre 1P2007)
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Laminate Counters		

**Inclusions:** vacuum system + attachments

Welcome to Dreamview Village in Hawkwood, a sought after 55+ community where comfort, convenience, and connection come together. This first floor, 1 bedroom home offers an easy, accessible lifestyle with a bright and functional layout designed for everyday living. Inside, you'll appreciate the warm feel of vinyl plank flooring, a practical kitchen with stainless steel appliances, comfortable living and dining spaces, in-suite laundry, and excellent storage. Dreamview Village is known for its beautifully maintained grounds, peaceful walking paths, pond, fountain, and welcoming community atmosphere. Whether you enjoy quiet time outdoors, meeting neighbours, or staying active, this complex offers a lifestyle that is difficult to duplicate. The clubhouse is truly the heart of the community, offering inviting spaces for social gatherings, card games, puzzles, billiards, shuffleboard, crafts, a library, exercise classes, and regular resident activities. There is also a well equipped woodworking shop for those who enjoy hands on hobbies, a convenient car wash bay, guest suites for visiting family and friends, elevators, visitor parking, and secure underground parking. This unit also includes one titled underground parking stall and a separate storage locker, adding to the ease and practicality of ownership. Located close to Crowfoot Crossing, the Melcor YMCA, Crowfoot Library, shopping, restaurants, transit, parks, and everyday services, Dreamview Village offers low maintenance living in one of NW Calgary's most established and desirable communities. A wonderful opportunity to enjoy a comfortable home, excellent amenities, and a true sense of community. Some images are virtually staged.