

95 Hidden Point NW Calgary, Alberta

MLS # A2339203



\$560,000

Division:	Hidden Valley		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,135 sq.ft.	Age:	1997 (29 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Detached, Garage Faces Rear		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Back Yard, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Storage		

Inclusions: Built-in Dishwasher

Hidden Valley is the kind of community young families choose on purpose, and this south-facing home puts you right in the middle of it. The private front porch is made for slow coffee mornings and a glass of wine after a long day, setting the tone for what's inside. The sunny front family room is warm and welcoming, with laminate flooring that carries you straight back to the kitchen, where updated quartz countertops and updated appliances make everyday cooking feel a little more special. A deck off the kitchen opens onto a backyard built for kids to play while you keep an eye from the doorway, the double garage also simplifies school-run mornings. Upstairs, the primary bedroom is your escape after a full day of carpools and homework. Two more bedrooms give growing kids their own space, or serve as an office or guest room, alongside a well-sized 4-piece bath. Downstairs adds a fourth bedroom, another full bath, a flex room ready for whatever this family needs next, and plenty of storage. Updated features include: Hot water tank (2024) and furnace/A/C (2023). Beyond the front door, you're steps from the off-leash dog park, close to shopping and transit, and surrounded by schools for every age, in a neighbourhood that genuinely feels built for family life.