

126 Hotchkiss Manor SE
Calgary, Alberta

MLS # A2194964

\$729,800

Division:	Hotchkiss		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,047 sq.ft.	Age:	2023 (2 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Full, Walk-Out To Grade	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, French Door, Kitchen Island, No Animal Home, No Smoking Home, Separate Entrance		

Inclusions: NONE

This beautiful two-storey home, located in the desirable Hotchkiss SE community, was built in 2023 and is still under warranty. It is clean, well-maintained, and features easy-to-care-for yards. The main level is bright and spacious, offering a bedroom with a full bath, a cozy living/family room, and a dining area. The kitchen boasts built-in appliances, a gas cooktop, a walk-in pantry, and sliding doors that lead to a large deck with a gas hookup for year-round BBQs. The main floor also benefits from large windows, letting in plenty of natural light. Upstairs, you'll find three bedrooms, a bonus room, and a conveniently located laundry room with ample storage. The master bedroom includes a walk-in closet and a luxurious 5-piece ensuite, complete with dual vanities. Two additional generously sized bedrooms share another full bath. Each bathroom is elegantly designed with stylish floor and wall tiles. The walkout basement remains unfinished, offering plenty of potential for your creative touch. The backyard overlooks peaceful farmland, providing a serene view. The double garage and beautifully paved driveway offer plenty of space for your family. This home is ready for you to move in! Book your showing today before it's gone!