

# \$597,500 - 90 Hidden Spring Circle Nw, Calgary

MLS® #A2207004

## \$597,500

4 Bedroom, 3.00 Bathroom, 1,379 sqft  
Residential on 0.07 Acres

Hidden Valley, Calgary, Alberta

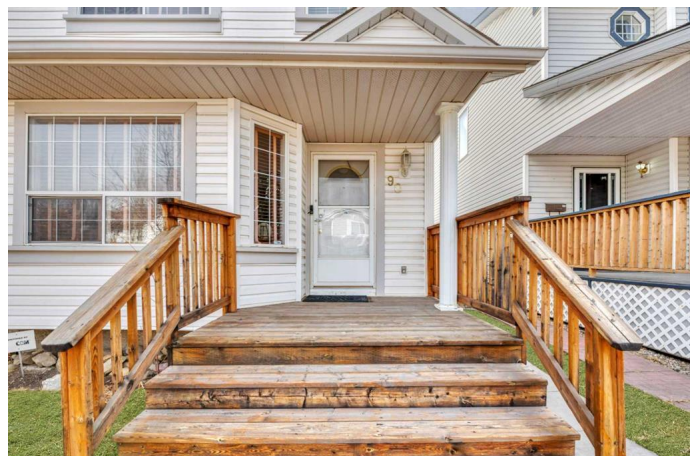
Welcome to this modern two-story home in Hidden Valley. With easy access to Beddington Trail and Stoney Trail, this home offers both convenience and comfort.

Featuring four spacious bedrooms- three up and 1 down-along with 3 bathrooms , this home is perfect for growing families along with fully development family room. Enjoy the comfort of an oversized Heated garage and low maintenance yard that gives you more time to relax. The beautiful 3 tier deck provides a perfect outdoor retreat. Notable updates include a roof redone in 2019, a Hot water tank from 2019, a new fence installed just 6 months ago. The modern appliance package is top of the line , offering all features you will need. Plus , a doorbell camera and video system adds a layer of security. Located in a quiet , friendly neighborhood with excellent access to schools, Parks , and major roads. Walking distance to K-9 and Crescent Heights High School for 10-12 . This Community has everything a family needs for there convenience.

Built in 1995

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2207004  |
| Price     | \$597,500 |
| Bedrooms  | 4         |
| Bathrooms | 3.00      |



|                |             |
|----------------|-------------|
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,379       |
| Acres          | 0.07        |
| Year Built     | 1995        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                            |
|-------------|----------------------------|
| Address     | 90 Hidden Spring Circle Nw |
| Subdivision | Hidden Valley              |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3A 5H3                    |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | Ceiling Fan(s), Kitchen Island, Pantry                                    |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air  |
| Cooling           | None  |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Gas   |
| Has Basement      | Yes   |
| Basement          | Finished, Full  |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior Features | Private Yard  |
| Lot Description   | Back Lane, Back Yard, Front Yard, Lawn, Rectangular Lot |
| Roof              | Asphalt Shingle   |

|              |                          |
|--------------|--------------------------|
| Construction | Vinyl Siding, Wood Frame |
| Foundation   | Poured Concrete          |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 31st, 2025 |
| Days on Market | 3                |
| Zoning         | R-CG             |

### **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX Complete Realty |
|----------------|------------------------|

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