

# \$699,900 - 58 Hidden Valley Gate Nw, Calgary

MLS® #A2201680

**\$699,900**

3 Bedroom, 4.00 Bathroom, 1,572 sqft  
Residential on 0.10 Acres

Hidden Valley, Calgary, Alberta

Welcome to this charming three-bedroom, two-story home offering over 2,200 sq ft of living space!! With a fully finished basement that can be easily converted into a walkout, this home offers incredible potential for added functionality.

Inside, enjoy an inviting layout with bright living spaces, a well-equipped kitchen with appliances under two years old, and fresh paint throughout. The lower level provides extra space for a home office, recreation room, or guest suite, along with plenty of storage.

Step outside to a beautifully landscaped, low-maintenance backyard featuring 30 perennials, a small garden, and a spacious deck—perfect for entertaining or unwinding after a long day. A double-car garage ensures ample parking and storage. Also extra storage under back deck.

Nestled in the sought-after Hidden Valley community, this home offers the perfect blend of comfort, convenience, and opportunity. Don't wait—schedule your private showing today!

Built in 1996

## Essential Information

MLS® #	A2201680
Price	\$699,900



Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,572
Acres	0.10
Year Built	1996
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	58 Hidden Valley Gate Nw
Subdivision	Hidden Valley
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 5M1

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	No Animal Home, No Smoking Home, See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Freezer, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Garden, Private Yard
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Lot Description	Back Yard, Garden, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 13th, 2025
Days on Market	1
Zoning	R-CG

### **Listing Details**

Listing Office	CIR Realty
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