

# \$899,900 - 107 Hampstead Road Nw, Calgary

MLS® #A2245419

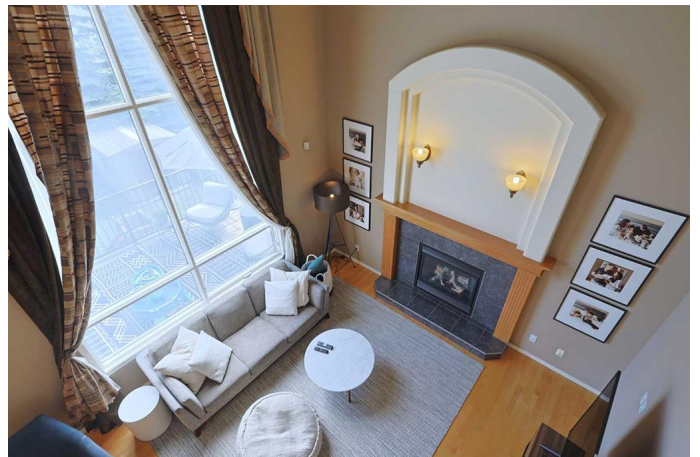
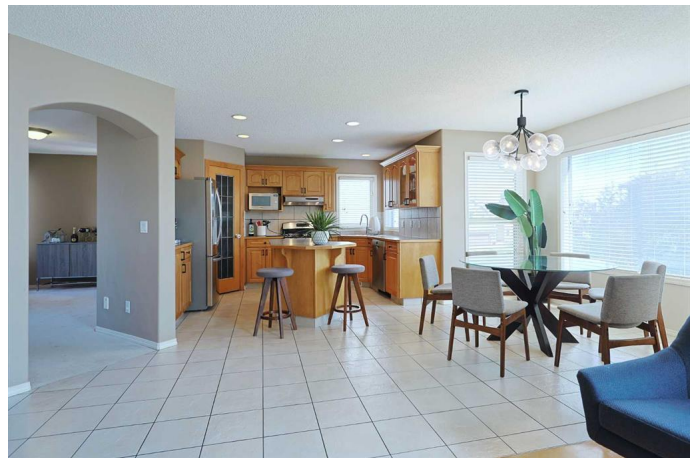
**\$899,900**

7 Bedroom, 4.00 Bathroom, 2,451 sqft

Residential on 0.14 Acres

Hamptons, Calgary, Alberta

**\*\*OPEN HOUSE: Sat Aug 9, 2025. 1:30pm to 4:00pm\*\*** Steps to a park & walking distance to the Hamptons Co-op is this wonderful family home here in the sought-after estate community of Hamptons® with a total of 7 bedrooms, relaxing central air & fantastic backyard with raised garden beds & mature trees. Built by Janssen Homes, this warm & inviting two storey enjoys hardwood & tile floors, expansive maple kitchen with stainless steel appliances, 3.5 bathrooms & over 3400sqft of comfortable family living space. Featuring one of Janssen's™ most popular floorplans, you'll just love the open & airy living room with its soaring 17ft ceilings & windows, next to the elegant formal dining room which makes entertaining a breeze. At the heart of your new home is the beautifully appointed kitchen with its ceramic tile floors & rich maple cabinetry, large centre island, walk-in pantry & stainless steel appliances. The family room also has 17ft ceilings & dramatic floor-to-ceiling windows, hardwood floors & toasty gas fireplace to keep you warm on those cold winter nights. Head on upstairs to the 2nd floor & 4 large bedrooms & 2 full baths; the private owners'™ retreat has a sitting area with views of the backyard, big walk-in closet & jetted tub ensuite with separate shower. The walkout level is fully finished & has 3 more bedrooms (1 which is currently used for storage & is roughed-in for a wet bar or future kitchen), another full bathroom, great storage space & a big open



games/rec room with access to the covered backyard patio. Additional features include the dedicated main floor home office with French doors & window, main floor laundry with sink & Samsung washer/dryer, 2nd set of laundry hook-ups in the furnace room, California Closet cabinets in the den & laundry room, plenty of storage & closet space, overhead storage in the garage, sunny Southeast-facing balcony & larger 6100+sqft lot with flat backyardâ€¦fully fenced & landscaped complete with storage shed & dog run. The perfect home for the growing family or multi-generational living, in this prime location just minutes to the golf course & Hamptons School, neighbourhood parks & easy access to major retail centers & shopping, University of Calgary, hospitals (Alberta Childrenâ€™s, Foothills Medical Centre & Arthur J.E. Child Cancer Centre), transit & downtown.

Built in 2001

### Essential Information

MLS® #	A2245419
Price	\$899,900
Bedrooms	7
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,451
Acres	0.14
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	107 Hampstead Road Nw
Subdivision	Hamptons

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 6G5

### Amenities

Amenities	Park
Parking Spaces	4
Parking	Double Garage Attached, Garage Faces Front
# of Garages	2

### Interior

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, Chandelier, French Door, High Ceilings, Jetted Tub, Kitchen Island, Pantry, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Tile
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### Exterior

Exterior Features	Balcony, Garden, Storage
Lot Description	Back Yard, Front Yard, Garden, Landscaped, Rectangular Lot
Roof	Cedar Shake
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	August 7th, 2025
Days on Market	1
Zoning	R-CG
HOA Fees	200
HOA Fees Freq.	ANN

### Listing Details

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