

# \$849,900 - 15 Hampshire Close Nw, Calgary

MLS® #A2252395

**\$849,900**

4 Bedroom, 3.00 Bathroom, 1,596 sqft

Residential on 0.17 Acres

Hamptons, Calgary, Alberta

Steps to a park & walking distance to the Edgemont Superstore shopping complex is this wonderful former showhome in the highly-desirable golf course community of the Hamptons. Offering a total of 4 bedrooms & 3 full baths, this fully finished bungalow enjoys soaring vaulted ceilings & central air, heated oversized 2 car garage, beautiful hardwood floors, South backyard & a host of improvements including new roof, stucco exterior & the polyB pipes replaced with PEX. Available for quick possession, this fantastic estate home has a sensational floorplan bathed in natural light, & features a sunny living room with floor-to-ceiling windows, open to the large dining room which will easily fit your family dinners. The bright eat-in kitchen & nook "complemented by a big bay window & cork floors, has loads of cabinet space, built-in desk, walk-in pantry & the appliances include a cooktop stove & new (2025) built-in convection oven. Main floor has 2 spacious bedrooms & 2 full bathrooms; the owners'™ retreat has a huge walk-in closet, bay window & ensuite with soaker tub, separate shower & double vanities. Lower level is finished with 2 more bedrooms, another full bath & rec room with wet bar, gas fireplace & built-in bookcases. There's also plenty of additional space for storage or future development. Main floor laundry complete with built-in cabinets & Whirlpool washer & dryer. Other extras include Hunter Douglas blinds, low-flow/dual-flush toilets, natural gas line for



your BBQ on the deck, central vacuum system & storage shed in the South backyard with maintenance-free vinyl fencing, deck (with new vinyl decking in 2023) & patio. Roof/eaves/downspouts are brand new in 2025 & new stucco exterior in 2024. Located on this terrific corner lot only a few short minutes walk to bus stops & the Hamptons Park tennis courts, quick commute to the Hamptons School & neighbourhood shopping, & easy access to area recreational amenities, University of Calgary & hospitals, downtown & so much more!

Built in 1989

**Essential Information**

MLS® #	A2252395
Price	\$849,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,596
Acres	0.17
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	15 Hampshire Close Nw
Subdivision	Hamptons
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 4X9

**Amenities**

Amenities	Park
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Parking Spaces	4
Parking	Double Garage Attached, Garage Door Opener, Heated Garage, Oversized
# of Garages	2

## Interior

Interior Features	Built-in Features, Central Vacuum, Double Vanity, High Ceilings, Pantry, Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar, Low Flow Plumbing Fixtures
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Cooktop, Garburator, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Recreation Room, Brick Facing
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard, Storage
Lot Description	Back Yard, Corner Lot, Front Yard, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	September 2nd, 2025
Days on Market	1
Zoning	R-CG
HOA Fees	200
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Royal LePage Benchmark
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