

# \$1,498,000 - 157 Hamptons Square Nw, Calgary

MLS® #A2220956

**\$1,498,000**

6 Bedroom, 5.00 Bathroom, 3,203 sqft

Residential on 0.17 Acres

Hamptons, Calgary, Alberta

Welcome to this stunning, high-class luxury home with breathtaking views of the lake and golf course!

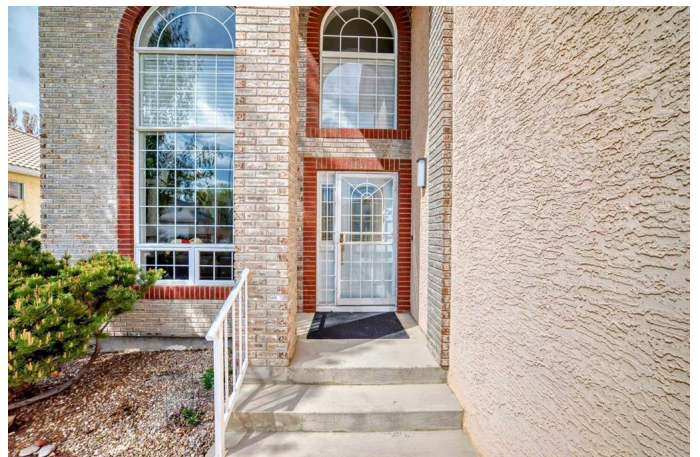
This fully finished 2-storey walkout residence, complete with a separate basement entrance, offers over 4,475 sq ft of beautifully designed living space. Set on a large green space with a north-facing backyard, this home combines elegance, comfort, and expansive views in an open-concept floor plan.

The main floor features soaring 18-foot ceilings, oversized windows that flood the foyer and living room with natural light, rich hardwood flooring, and a striking spiral staircase. The spacious living room includes a cozy gas fireplace, while the private office with French doors offers an ideal workspace.

Entertain in style in the formal dining room, and enjoy cooking in the gourmet kitchen with granite countertops, built-in stainless steel appliances, and access to a bright dining nook showcasing panoramic views of the lake and golf course.

Upstairs, you'll find four generous bedrooms, including a luxurious primary suite with a walk-in closet, a peaceful reading nook overlooking green space, and a lavish 5-piece ensuite. One additional bedroom offers a private 3-piece ensuite, while the remaining two bedrooms share a 4-piece bathroom.

The fully developed walkout basement boasts a professional wine cellar with temperature control, two additional bedrooms, a full bathroom, and a spacious entertainment



area—all with access to a beautifully finished brick patio.

Enjoy low-maintenance landscaping in both the front and backyards, perfect for easy living.

Good to buy! Good to invest!

Built in 1996

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2220956    |
| Price          | \$1,498,000 |
| Bedrooms       | 6           |
| Bathrooms      | 5.00        |
| Full Baths     | 4           |
| Half Baths     | 1           |
| Square Footage | 3,203       |
| Acres          | 0.17        |
| Year Built     | 1996        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 157 Hamptons Square Nw |
| Subdivision | Hamptons               |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3A5C3                 |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Golf Course            |
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                      |
|-------------------|----------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Central Vacuum, High Ceilings, Jetted Tub, No Animal |
|-------------------|----------------------------------------------------------------------|

|                 |                                                                                                                                                   |
|-----------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
|                 | Home, No Smoking Home, Separate Entrance                                                                                                          |
| Appliances      | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Water Softener, Window Coverings |
| Heating         | Forced Air                                                                                                                                        |
| Cooling         | Other                                                                                                                                             |
| Fireplace       | Yes                                                                                                                                               |
| # of Fireplaces | 3                                                                                                                                                 |
| Fireplaces      | Gas                                                                                                                                               |
| Has Basement    | Yes                                                                                                                                               |
| Basement        | Exterior Entry, Finished, Full, Walk-Out                                                                                                          |

## Exterior

|                   |                                                                                                                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Garden, Private Yard                                                                                                                                                                                  |
| Lot Description   | Back Yard, Backs on to Park/Green Space, Fruit Trees/Shrub(s), Lake, Landscaped, No Neighbours Behind, On Golf Course, Private, Rectangular Lot, Underground Sprinklers, Views, Environmental Reserve |
| Roof              | Clay Tile                                                                                                                                                                                             |
| Construction      | Brick, Stucco, Wood Frame                                                                                                                                                                             |
| Foundation        | Poured Concrete                                                                                                                                                                                       |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 13th, 2025 |
| Days on Market | 6              |
| Zoning         | R-CG           |
| HOA Fees       | 200            |
| HOA Fees Freq. | ANN            |

## Listing Details

|                |                               |
|----------------|-------------------------------|
| Listing Office | Century 21 Bamber Realty LTD. |
|----------------|-------------------------------|

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