

# \$998,000 - 275 Hamptons Drive Nw, Calgary

---

MLS® #A2225524

**\$998,000**

4 Bedroom, 4.00 Bathroom, 2,343 sqft

Residential on 0.12 Acres

Hamptons, Calgary, Alberta

Sweeping Views!-Enjoy breathtaking panoramic views from morning to nightâ€”sunrises glowing with vibrant colors, and city lights sparkling across the horizon in the evening. This exceptional meticulously maintained, 2-storey walkout estate home by Calbridge offers 4 bedrooms, 3.5 bathrooms, and 3,383 sq.ft. of total developed living spaceâ€”designed to impress from the moment you step inside. A grand entrance welcomes you with a soaring 18-foot high ceiling, setting the tone for the elegance and openness that defines this home.

Premium features include:--Main floor 9 feet ceiling

--TWO hot water tanks, TWO furnaces, and TWO air-conditioning units for year-round comfort

--Built-in BBQs on both the massive 176-foot upper balcony and the walkout-level patio

--Beautiful hardwood flooring, formal dining room, and main floor den/home office

--Spacious kitchen with extensive cabinetry, granite countertops, and a bright nook that opens to the balcony

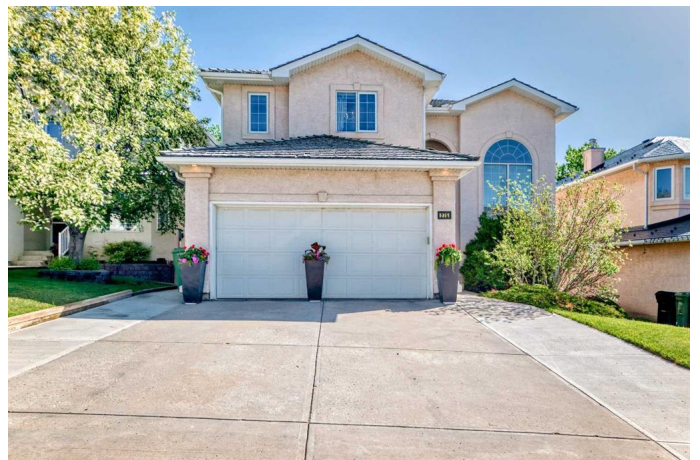
--Main floor laundry room for convenience

Upstairs, the primary retreat offers:

--A large walk-in closet

--A spa-inspired ensuite with jetted tub, double sinks, and separate shower

--Two more generously sized bedrooms share a Jack & Jill bathroom, ideal for family living.



The walkout basement is fully developed with permits, ready for your personalized use—home theatre, gym, guest suite, or more.

All this, located just minutes from the clubhouse, shopping, schools, and amenities.

This outstanding estate home combines comfort, space, and stunning views—an absolute must-see!

Built in 1998

### Essential Information

MLS® #	A2225524
Price	\$998,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,343
Acres	0.12
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	275 Hamptons Drive Nw
Subdivision	Hamptons
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t3a5w2

### Amenities

Amenities	Playground, Clubhouse, Golf Course
Parking Spaces	5
Parking	Double Garage Attached, Driveway

# of Garages                2

**Interior**

Interior Features        Bar, Ceiling Fan(s), Central Kitchen Island, No Smoking I Storage, Walk-In Closet(s), V

Appliances                Central Air Conditioner, Dish Hood Fan, Range Hood, Refi

Heating                    Fireplace(s), Forced Air, Natu

Cooling                    Central Air

Fireplace                  Yes

# of Fireplaces            1

Fireplaces                Decorative, Gas, Family Roo

Has Basement            Yes

Basement                Finished, Full, Walk-Out

**Exterior**

Exterior Features        Balcony, Barbecue, BBQ gas

Lot Description            Back Yard, Fruit Trees/Shrub

Roof                        Cedar Shake

Construction            Concrete, Stucco, Wood Frar

Foundation                Poured Concrete

**Additional Information**

Date Listed                May 28th, 2025

Days on Market            42

Zoning                      R-CG

HOA Fees                  263

HOA Fees Freq.            ANN

**Listing Details**

Listing Office              Grand Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.

