

# \$849,900 - 65 Hamlet Road Sw, Calgary

MLS® #A2223837

**\$849,900**

4 Bedroom, 3.00 Bathroom, 1,134 sqft

Residential on 0.13 Acres

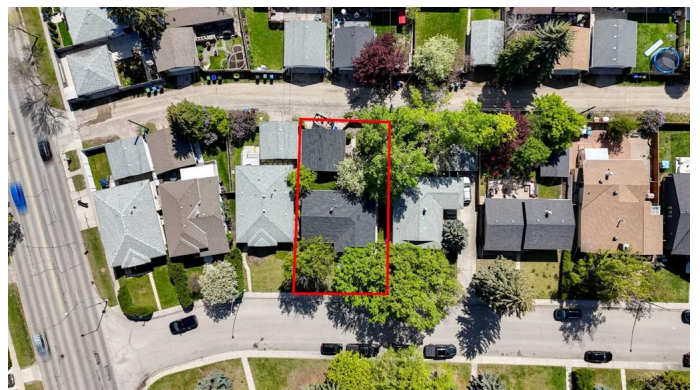
Haysboro, Calgary, Alberta

This home has undergone a full transformation â€” taken down to the studs and rebuilt with (CITY PERMITS)brand-new everything. No detail was overlooked. From the electrical and plumbing systems to the insulation, drywall, flooring, kitchen, bathrooms, and fixtures, windows, soffit, fascia, stucco, roofâ€” everything is newly installed with high-quality materials and expert craftsmanship. It's essentially a brand-new home within the original frame, offering modern style, modern front elevation updated functionality, and peace of mind for years to come.

The main level features high-end engineered hardwood flooring, modern lighting, and a show-stopping kitchen complete with a waterfall island, sleek cabinetry, and glass railing. Large windows flood the space with natural light, and the living room boasts a stunning fireplace wall wrapped in a full slab of quartz and finished with designer tile â€” a true statement piece.

There are two bedrooms and two full bathrooms on the main floor. The elegant primary suite offers a luxurious 5-piece ensuite with a freestanding tub, custom shower, floor-to-ceiling mirrors, and a custom walk-in closet with built-in shelving.

The fully finished basement includes two large Bedrooms and 4pcs Bathroom Designed for Guests & Entertaining, one bedroom with a



walk-in closet, a beautiful wet bar with wine fridge, and a spacious recreation area featuring an upgraded entertainment wall with electric fireplace and premium carpeting. Laundry is conveniently located downstairs.

Outside, enjoy a High ceiling newly built double detached insulated garage (on a old foundation) , newly finished stucco exterior, fresh sod in the yard, and brand-new stamped concrete pathways at the front and side – perfectly complementing the upscale finishes of the home.

Located close to schools, shopping, transit, and all amenities, this home offers the best of modern luxury living in a mature and sought-after neighborhood.

Call your favourite Realtor® today to schedule your private showing!

Built in 1960

### **Essential Information**

MLS® #	A2223837
Price	\$849,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,134
Acres	0.13
Year Built	1960
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	65 Hamlet Road Sw
Subdivision	Haysboro

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 3C9

### Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Bar, Chandelier, Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Wet Bar
Appliances	Bar Fridge, Dishwasher, Dryer, Garage Control(s), Gas Range, Microwave, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric, Living Room, Recreation Room
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Concrete, Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	May 30th, 2025
Days on Market	23
Zoning	R-CG

### Listing Details

Listing Office	RE/MAX House of Real Estate
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