

\$1,049,900 - 388 Hendon Drive Nw, Calgary

MLS® #A2200266

\$1,049,900

5 Bedroom, 4.00 Bathroom, 1,834 sqft
Residential on 0.14 Acres

Highwood, Calgary, Alberta

Now available in HIGHWOOD! NEWLY BUILT DETACHED INFILL ON A CORNER LOT w/ SOUTH EXPOSURE, an incredible LEGAL 2-BED BASEMENT SUITE (subject to permits & approval by the city), & UPGRADED PRIMARY SUITE w/ PRIVATE BALCONCY! Highwood offers your family a mature, quiet community w/ lots of parks, green spaces, & outdoor recreation options. Nestled between Nose Hill Park & Confederation Park means summer & winter activities are endless, while still being able to enjoy quick & easy access to shopping & amenities along 4th or 14th St! Youâ€™re w/in walking distance to Highwood School, Foundations for the Future Charter School, & Colonel Irvine School, w/ quick access to Deerfoot Trail off McKnight Blvd for travelling around the city. Back at home, this thoughtful floor plan cannot be beat. It starts w/ a large front foyer that offers a grand welcome w/ built-in closets & views into the front dining room & the open kitchen, featuring engineered oak hardwood floors & a 9-ft painted ceiling. The dining room is both spacious & bright, w/ two walls of windows pouring light into the space. Ceiling-height cabinetry lines the walls of the spectacular kitchen w/ tons of upper & lower cabinetry, plus a dedicated walk-through pantry for all the storage you could need. Quartz counters sit alongside a full-height tile backsplash, & a long island sits in the centre w/ bar seating & lots of counter space. The space is complete w/ a SS appliance package w/ a French door



refrigerator, a gas cooktop, a built-in wall oven/microwave, & dishwasher. A large rear living room overlooks the backyard & centres on an inset gas fireplace w/ full-height tile surround, perfect for family time. The main floor is rounded out w/ a tiled rear mudroom w/ a bench & a closet, & a 2-pc powder room w/ modern vanity. Upstairs, there are two secondary bedrooms w/ large windows & built-in closets, a main 4-pc bath w/ large vanity & tub/shower combo w/ tile surround, & a full laundry room w/ sink & tile floors. The grande primary suite will take your breath away, starting w/ a high vaulted ceiling and large windows overlooking the private balcony, perfect for evening drinks or morning coffee. The vaulted ceiling continues into the luxurious ensuite with freestanding soaker tub, a modern dual vanity, walk-in shower w/ full tile surround, & a walk-in closet. The LEGAL 2-BED SUITE (subject to final approval by the city) is just as modern as the rest of the home! A secure, private entrance leads you into the suite, which features luxury vinyl plank flooring, 8-ft ceilings, separate laundry, two large bedrooms w/ closets, & a 4-pc bath w/ large vanity. The living room is long & spacious, w/ direct access to the kitchen/dining area, complete w/ lots of upper & lower cabinetry, quartz countertops, & an electric range w/ microwave. Use this space to suit your family - it would make a great live-in nanny suite, mother-in-law suite, or mortgage helper! Come see how your family can settle into this beautiful home today!

Built in 2025

Essential Information

| | |
|----------|-------------|
| MLS® # | A2200266 |
| Price | \$1,049,900 |
| Bedrooms | 5 |

| | |
|----------------|-------------|
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,834 |
| Acres | 0.14 |
| Year Built | 2025 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 388 Hendon Drive Nw |
| Subdivision | Highwood |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2K 1Z7 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Built-in Features, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Soaking Tub, Storage, Vaulted Ceiling(s) |
| Appliances | Built-In Oven, Dishwasher, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator |
| Heating | Forced Air |
| Cooling | Rough-In |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Full, Suite |

Exterior

| | |
|-------------------|---|
| Exterior Features | Balcony, Private Entrance, Private Yard |
|-------------------|---|

| | |
|-----------------|-------------------------------------|
| Lot Description | Back Yard, Landscaped, Lawn |
| Roof | Asphalt |
| Construction | Brick, Concrete, Stucco, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

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|----------------|-----------------|
| Date Listed | March 7th, 2025 |
| Days on Market | 32 |
| Zoning | R-C2 |

Listing Details

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|----------------|-----------------------------|
| Listing Office | RE/MAX House of Real Estate |
|----------------|-----------------------------|

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