

# \$999,990 - 10058 Hidden Valley Drive Nw, Calgary

MLS® #A2199562

**\$999,990**

6 Bedroom, 4.00 Bathroom, 2,521 sqft  
Residential on 0.17 Acres

Hidden Valley, Calgary, Alberta

**BACK TO MARKET DUE TO FINANCING!! FORMER SHOW HOME +PHENOMENAL LAKE LOCATION!!** A RARE opportunity to own a beautiful WELL LOVED 6 BED + 3.5 BATH FAMILY home backing onto HIDDEN VALLEY LAKE! The perfect balance of home & lifestyle!! STUNNING curb appeal awaits you the moment you walk up to your new home -- a DREAM COME TRUE for the discerning buyer. Poised to capture the heart of any entertainer from the moment you enter, you will be drawn in by the warm & welcoming wood accents, soaring ceilings and neutral palette throughout. You will love the well-designed social spaces starting w/ your front family & dining rooms. Make your way to the rear-facing HEART of the HOME where casual dinners or elaborate meals come to life in your well designed DREAM KITCHEN LAYOUT - complete w/ S/S appliances, a LARGE butcher block countertop island, loads of additional counter & storage space, and FLOODED w/ NATURAL LIGHT. The aprÃ's dinner socializing continues playing games at your kitchen nook area or cozying up in front of the family room FIREPLACE to watch your favorite Netflix series! Your main floor is complete with a good sized office, powder room + laundry room. Retreat at the end of the night to the CALMING OASIS of the primary bedroom -- enjoy a warm bubble bath in your spa-like en suite w/ barn door feature, reading nook area & a large WALK-IN closet. THREE add'l good size bedrooms, a 4-pc bath



and the extra added convenience of a BONUS ROOM completes your very functional upper floor. Your BRIGHT LOWER LEVEL WALK-OUT features a LARGE family/rec room w/ GAS F/P and a KITCHEN --- the space offers enough room for an additional office space or workout area on the other side. BONUS: LOWER LEVEL OFFERS AN ILLEGAL SUITE, IF DESIRED!!!! TWO ADD'L bedrooms & 4-PC bath complete your lower level retreat. Enjoy morning coffees, BBQs, or soak up the sun from your large deck, lower patio or JAW-DROPPING back yard. Your outdoor oasis offers plenty of space for the kids and pets to play ++ a back gate that leads DIRECTLY onto the lake path! PROFESSIONALLY landscaped w/ IRRIGATION system, firepit & even a DOG RUN for your loved furry friend!! UPDATED FEATURES INCLUDE: NEW ROOF, GUTTERS & SOFFIT (2025), EXT & INT PAINT, GARAGE DOOR & MECHANISM, RETRACTABLE AWNING, REBUILT UPPER DECK & STAIRS, CUSTOM CONCRETE ON SIDEWALK & PATIO, CUSTOM FRONT STEPS AND PLANTER, WINDOWS ALL RESEALED & south facing panes REPLACED, IRRIGATION SYSTEM, WHEELCHAIR ACCESSIBLE SIDEWALK TO WALKOUT, NEW TOILETS, LIGHTING, TUB, TOILETS & TILE, etc. Hidden Valley is known for its picturesque landscape & welcoming, family-friendly atmosphere. The neighborhood boasts a network of walking & biking trails--perfect for outdoor enthusiasts! Families will appreciate the convenience of school bus services with pick-up and drop-off at the nearby 7-Eleven, and you are located within walking distance to 3 SCHOOLS within community. 5 minute drive to all amenities, and 15 min to downtown! You will LOVE this JEWEL!

Built in 1994

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2199562    |
| Price          | \$999,990   |
| Bedrooms       | 6           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,521       |
| Acres          | 0.17        |
| Year Built     | 1994        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

## Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 10058 Hidden Valley Drive Nw |
| Subdivision | Hidden Valley                |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T3A5G2                       |

## Amenities

|                |  |
|----------------|--|
| Parking Spaces | 4  |
| Parking        | Double Garage Attached, Driveway, Garage Door Opener, Garage Faces Front |
| # of Garages   | 2  |

## Interior

|                   |  |
|-------------------|--|
| Interior Features | Built-in Features, Ceiling Fan(s), Chandelier, Closet Organizers, High Ceilings, Jetted Tub, Kitchen Island, Natural Woodwork, No Smoking Home, Pantry, Separate Entrance, Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In Closet(s), Wood Windows |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings, See Remarks   |
| Heating           | Fireplace(s), Forced Air, Natural Gas  |
| Cooling           | None   |
| Fireplace         | Yes  |

|                 |   |
|-----------------|---|
| # of Fireplaces | 2   |
| Fireplaces      | Basement, Family Room, Gas, Mantle, Brick Facing, Glass Doors |
| Has Basement    | Yes   |
| Basement        | Finished, Full  |

## Exterior

|                   |   |
|-------------------|---|
| Exterior Features | Fire Pit, Private Entrance, Private Yard, Storage, Awning(s)  |
| Lot Description   | Back Yard, Dog Run Fenced In, Front Yard, Landscaped, Lawn, No Neighbours Behind, Rectangular Lot, Street Lighting, Underground Sprinklers, Few Trees |
| Roof              | Asphalt Shingle   |
| Construction      | Brick, Stucco, Wood Frame   |
| Foundation        | Poured Concrete   |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 28th, 2025 |
| Days on Market | 7                |
| Zoning         | R-CG             |

## Listing Details

|                |                                |
|----------------|--------------------------------|
| Listing Office | Real Estate Professionals Inc. |
|----------------|--------------------------------|

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