



**92 Hamptons Drive NW  
Calgary, Alberta**

**MLS # A2304876**



**\$899,000**

<b>Division:</b>	Hamptons		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,904 sq.ft.	<b>Age:</b>	2000 (26 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.13 Acre		
<b>Lot Feat:</b>	Backs on to Park/Green Space		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Pine Shake	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stucco, Wood Frame	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Skylight(s)		

**Inclusions:** None

\$30K price reduction! Executive Golf Course Living in The Hamptons. Experience the pinnacle of maintenance-free living in this stunning CalBridge-built executive bungalow. Perfectly positioned directly across from the Hamptons Golf Club and backing onto the lush greens, this home offers a lifestyle of effortless elegance. Inside, discover a sun-drenched open floor plan showcased by 9ft ceilings, rich hardwood floors, and expansive windows that invite the outdoors in. The gourmet maple kitchen is a chef's dream, featuring premium stainless appliances, glistening granite counters, and a massive island with a raised eating bar—perfect for hosting. Retreat to the private primary suite, complete with a walk-in closet and a spa-like jetted tub ensuite. The fully finished lower level adds a third bedroom, a "cheater" ensuite, and a large media room with a wet bar. Best of all? No more grass cutting or snow shoveling. Just move in and enjoy the view!