

# \$595,800 - 129 Hotchkiss Way Se, Calgary

MLS® #A2263344

**\$595,800**

3 Bedroom, 3.00 Bathroom, 1,793 sqft

Residential on 0.06 Acres

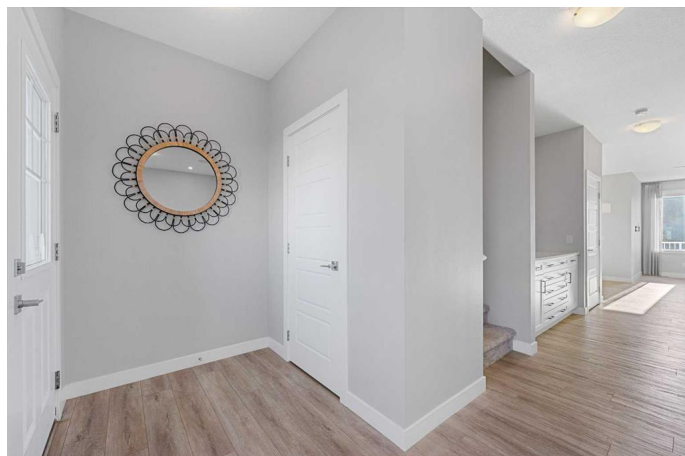
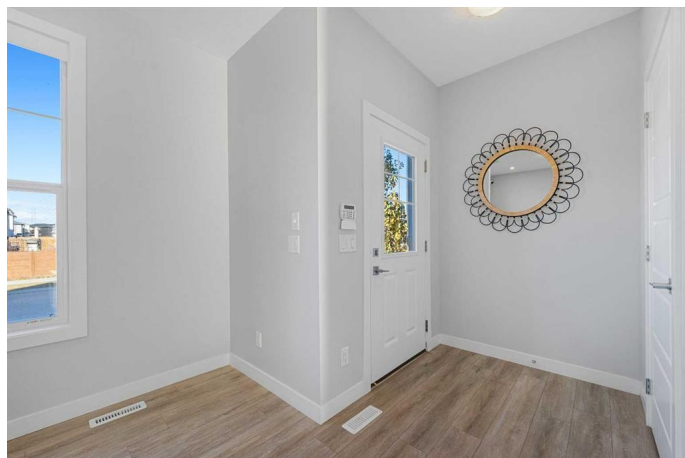
Hotchkiss, Calgary, Alberta

\*Open house Sunday October 26th from 1-3pm\* Discover this brand-new build by Broadview Homes â€” the Concord II, thoughtfully designed for effortless living. With 1,793 sqft, 3 bedrooms and 2.5 baths, this former show-home is show-ready and waiting for you.

The open and airy floor plan provides you with ample living space. The front living room is framed with large windows, creating a comfortable and bright space to relax and unwind. The central kitchen features a generous island with bar-stool seating and flows directly into your rear dining room â€” the mud room and back door open seamlessly to bring indoor/outdoor living to life. A second living space on the main level opens to both the kitchen and dining areas, making it a true entertainerâ€™s layout.

Upstairs the 3 bedrooms and 2 bathrooms cater ideally to your family. The primary bedroom serves as a private oasis, complete with a walk-in closet and a luxurious 5-piece ensuite with dual-vanity sink. Bedrooms 2 & 3 share the main 4-piece bath. Upper level laundry adds ultimate convenience, positioned right near your bedrooms.

Throughout the home youâ€™ll find 9' ceilings for an open, airy environment, pot-lighting, high-quality cabinetry from Wildwood with soft-close drawers and doors, an engineered



floor system with tile in all wet areas, superior carpet in the bedrooms and an array of LVP choices, and built-in speakers to elevate your lifestyle. Outside boasts a rear deck, lane access and a 2-car parking pad. Move in with confidence and immediate style.

Built in 2025

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2263344    |
| Price          | \$595,800   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,793       |
| Acres          | 0.06        |
| Year Built     | 2025        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 129 Hotchkiss Way Se |
| Subdivision | Hotchkiss            |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T3S 0G2              |

**Amenities**

|                |                                      |
|----------------|--------------------------------------|
| Amenities      | Other                                |
| Parking Spaces | 2                                    |
| Parking        | Alley Access, On Street, Parking Pad |

**Interior**

|                   |                                                                     |
|-------------------|---------------------------------------------------------------------|
| Interior Features | Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No |
|-------------------|---------------------------------------------------------------------|

Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Separate Entrance, Vinyl Windows, Walk-In Closet(s), Wired for Sound

|              |            |
|--------------|------------|
| Appliances   | None       |
| Heating      | Forced Air |
| Cooling      | None       |
| Has Basement | Yes        |
| Basement     | Full       |

## Exterior

|                   |                                                                      |
|-------------------|----------------------------------------------------------------------|
| Exterior Features | Lighting, Rain Gutters                                               |
| Lot Description   | Back Lane, Back Yard, Interior Lot, Rectangular Lot, Street Lighting |
| Roof              | Asphalt Shingle                                                      |
| Construction      | Composite Siding, Stone, Vinyl Siding, Wood Frame                    |
| Foundation        | Poured Concrete                                                      |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 25th, 2025 |
| Days on Market | 6                  |
| Zoning         | R-G                |
| HOA Fees       | 262                |
| HOA Fees Freq. | ANN                |

## Listing Details

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX Crown |
|----------------|--------------|

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