

# \$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**

Date Listed	March 7th, 2025
Days on Market	34
Zoning	R-C2

### **Listing Details**

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

Data is supplied by Pillar 9â„¢ MLSÂ© System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ© System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ©, Multiple Listing ServiceÂ© and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.