

# \$849,900 - 77 Hartford Road Nw, Calgary

MLS® #A2210366

**\$849,900**

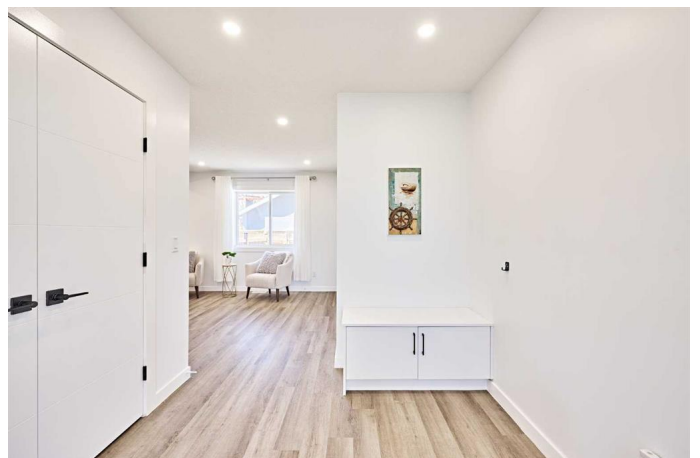
5 Bedroom, 4.00 Bathroom, 1,213 sqft  
Residential on 0.14 Acres

Highwood, Calgary, Alberta

Discover this luxurious, fully renovated bungalow nestled in the inner-city Highwood community. This stunning 2,200+ sq ft home sits on a spacious 60'—100 ft lot, offering five bedrooms, four bathrooms, and a legal basement suite—ideal for rental income or extended family living. Step inside to a modern interior where a gourmet kitchen shines with sleek cabinetry and high-end stainless steel appliances, perfectly laid out for both everyday family life and seamless entertaining. The legal basement suite includes its own kitchen, laundry, heating control, and private entrance. Families will appreciate the attached single-car and double-car garages (three total spaces), plus extended driveway parking. Enjoy a private fenced yard for outdoor fun, and rest easy with a wired security camera system. The home has been extensively upgraded with a modern roof, windows, doors, double garage, extended driveway, underground water line, foundation waterproofing, weeping tile, 8-inch exterior walls with stucco, upgraded insulation, two furnaces, and much more. Perfectly positioned near top schools, parks, shopping, and transit, this home blends convenience with prestige. Whether you're seeking a home or a smart investment, this property delivers it all. Schedule your private tour today.

Built in 1955

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2210366    |
| Price          | \$849,900   |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 4           |
| Square Footage | 1,213       |
| Acres          | 0.14        |
| Year Built     | 1955        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 77 Hartford Road Nw |
| Subdivision | Highwood            |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T2K2A4              |

### Amenities

|                |                                                |
|----------------|------------------------------------------------|
| Parking Spaces | 5                                              |
| Parking        | Double Garage Attached, Single Garage Attached |
| # of Garages   | 3                                              |

### Interior

|                   |                                                                                           |
|-------------------|-------------------------------------------------------------------------------------------|
| Interior Features | Bar, No Smoking Home, Quartz Counters, No Animal Home                                     |
| Appliances        | Dishwasher, Microwave, Range Hood, Refrigerator, Washer/Dryer, Oven-Built-In, Gas Cooktop |
| Heating           | Forced Air                                                                                |
| Cooling           | None                                                                                      |
| Has Basement      | Yes                                                                                       |
| Basement          | Exterior Entry, Finished, Full, Suite, Walk-Up To Grade                                   |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Balcony         |
| Lot Description   | Back Lane       |
| Roof              | Asphalt Shingle |

|              |                 |
|--------------|-----------------|
| Construction | Stucco          |
| Foundation   | Poured Concrete |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 17th, 2025 |
| Days on Market | 60               |
| Zoning         | R-CG             |

**Listing Details**

|                |                                     |
|----------------|-------------------------------------|
| Listing Office | E-Trinity Realty and Management Ltd |
|----------------|-------------------------------------|

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