

\$589,800 - 405 Hotchkiss Drive Se, Calgary

MLS® #A2219156

\$589,800

3 Bedroom, 3.00 Bathroom, 1,553 sqft
Residential on 0.06 Acres

Hotchkiss, Calgary, Alberta



Welcome to the Newport 2 Prairie Style by Broadview Homes – a modern and thoughtfully designed floor plan offering 1,491 sq. ft. of bright, open living space. Step inside to discover a spacious open-concept layout that seamlessly connects the great room, dining nook, and kitchen. Features incl. premium finishes, gas range with hood fan, stainless steel appliances, quartz countertops, and a central island that’s both stylish and functional. With large East/West-facing windows, the home is filled with natural light throughout the day. Upstairs, hosts three generously sized bedrooms, two full bathrooms, and a convenient hallway laundry area that maximizes living space. The primary bedroom includes a 4-piece ensuite and a walk-in closet for added comfort and storage. The basement is ready for potential future development with plumbing rough-ins including a separate side entrance, second furnace and HRV. Photos are representative.

Built in 2025

Essential Information

| | |
|------------|-----------|
| MLS® # | A2219156 |
| Price | \$589,800 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |

| | |
|----------------|-------------|
| Square Footage | 1,553 |
| Acres | 0.06 |
| Year Built | 2025 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 405 Hotchkiss Drive Se |
| Subdivision | Hotchkiss |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3S0J9 |

Amenities

| | |
|----------------|-------------|
| Amenities | None |
| Parking Spaces | 2 |
| Parking | Parking Pad |

Interior

| | |
|-------------------|--|
| Interior Features | Bathroom Rough-in, Granite Counters, Kitchen Island, Open Floorplan, Recessed Lighting, Separate Entrance, Walk-In Closet(s) |
| Appliances | Dishwasher, Gas Range, Microwave, Range Hood, Refrigerator |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Electric, Insert |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|---------------------------------|
| Exterior Features | None |
| Lot Description | Back Lane |
| Roof | Asphalt Shingle |
| Construction | Stone, Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 8th, 2025 |
| Days on Market | 4 |
| Zoning | R-G |
| HOA Fees | 205 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|--------------------|
| Listing Office | Bode Platform Inc. |
|----------------|--------------------|

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