

# \$1,049,900 - 107 Hartford Road Nw, Calgary

MLS® #A2253865

**\$1,049,900**

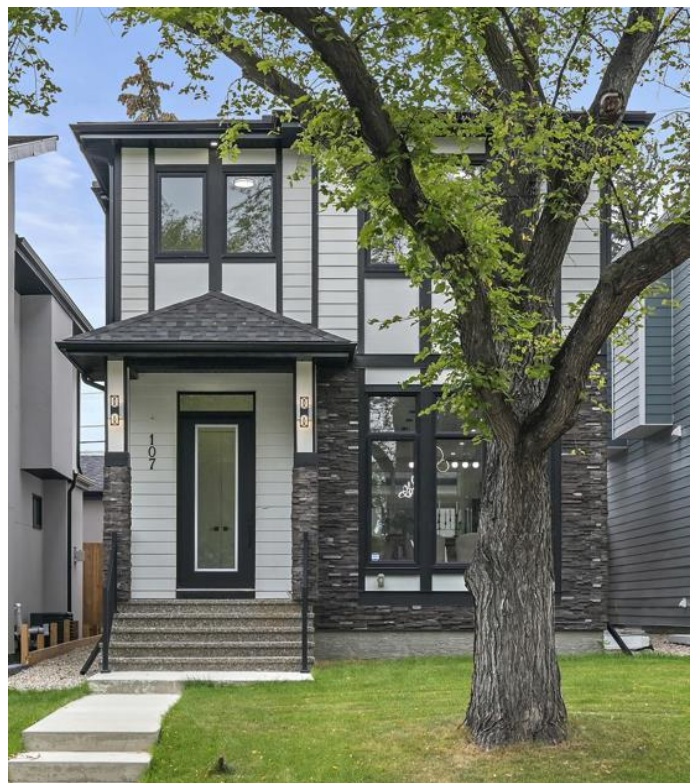
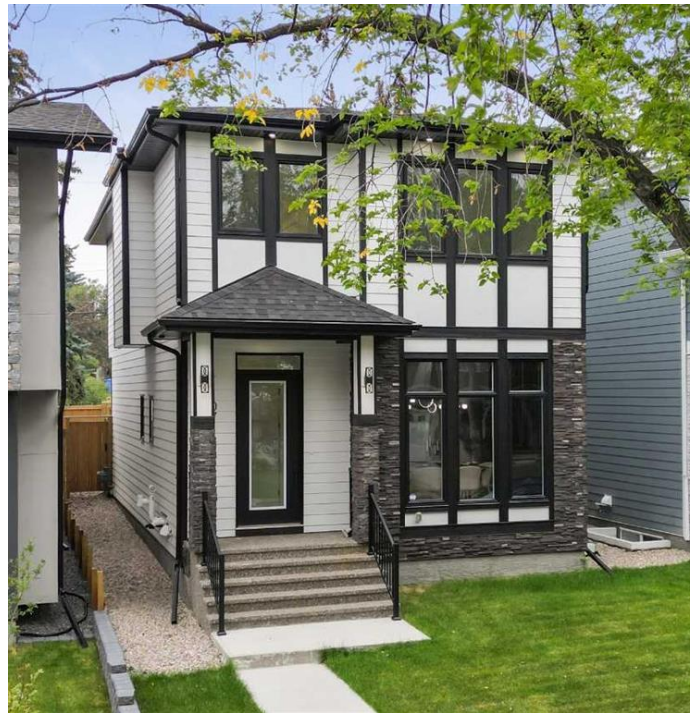
4 Bedroom, 4.00 Bathroom, 1,924 sqft

Residential on 0.14 Acres

Highwood, Calgary, Alberta

\*\*\* OPEN HOUSE Sunday Sept 14th, 2025  
2-4 PM \*\*\* Welcome to 107 Hartford Road NW  
â€” a stunning brand-new executive home  
offering over 2,800 sq ft of beautifully designed  
living space in the heart of Highwood. Set on a  
quiet, tree-lined street, this two-storey modern  
masterpiece boasts exceptional curb appeal  
with stone, Hardie siding, and Smartboard  
accents. Step inside to discover a very bright  
and open floorplan with extensive upgrades  
throughoutâ€”a home that truly must be seen  
to fully appreciate the quality craftsmanship  
and detailed finishes that went into this custom  
build. The main level features 10â€™™ ceilings,  
a dedicated study/work desk, a spacious  
dining area, and a dream kitchen with a quartz  
waterfall island, KitchenAid built-in appliances,  
a 36â€• gas cooktop, and designer finishes  
throughout. The cozy living area includes a  
dramatic tiled fireplace wall and opens via a  
sliding patio door to your fully landscaped  
yardâ€”perfect for summer entertaining.

The upper level showcases a gorgeous  
primary retreat with a sun-tunnel-lit walk-in  
closet, spa-inspired ensuite with freestanding  
tub, floating double vanity, and custom tiled  
shower. Two additional bedrooms each come  
with their own walk-in closets, along with a  
3-piece bathroom and a full laundry room with  
sink. Downstairs, the fully developed  
basement features 9â€™™ ceilings, large  
windows, a spacious recreation area, wet bar,  
a fourth bedroom with walk-in closet, and a



4-piece bathroomâ€”perfect for guests or multi-generational living.

Additional highlights include rough-ins for central A/C, security system, built-in speakers, central vac, basement hydronic in-floor heating, and a projector setup. The insulated double garage offers rear lane access. Ideally located minutes from McKnight Blvd, Deerfoot Trail, downtown, schools, parks, and amenities. This home includes a 1-year new home warranty plus a 10-year Progressive Warranty for ultimate peace of mind.

Built in 2024

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2253865    |
| Price          | \$1,049,900 |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,924       |
| Acres          | 0.14        |
| Year Built     | 2024        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 107 Hartford Road Nw |
| Subdivision | Highwood             |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2K 2A7              |

**Amenities**

|                |                                    |
|----------------|------------------------------------|
| Parking Spaces | 2                                  |
| Parking        | Double Garage Detached, Off-Street |
| # of Garages   | 2                                  |

## Interior

|                   |                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Chandelier, Island, No Animal Home, No Soaking Tub, Walk-In Closet, Sound, Skylight(s) |
|-------------------|-----------------------------------------------------------------------------------------------------------|

|            |                                                                                         |
|------------|-----------------------------------------------------------------------------------------|
| Appliances | Dishwasher, Dryer, Electric Stove, Garburator, Microwave Hood Fan, Refrigerator, Washer |
|------------|-----------------------------------------------------------------------------------------|

|         |                                       |
|---------|---------------------------------------|
| Heating | Fireplace(s), Forced Air, Natural Gas |
|---------|---------------------------------------|

|         |          |
|---------|----------|
| Cooling | Rough-In |
|---------|----------|

|           |     |
|-----------|-----|
| Fireplace | Yes |
|-----------|-----|

|                 |   |
|-----------------|---|
| # of Fireplaces | 1 |
|-----------------|---|

|            |                       |
|------------|-----------------------|
| Fireplaces | Electric, Living Room |
|------------|-----------------------|

|              |     |
|--------------|-----|
| Has Basement | Yes |
|--------------|-----|

|          |                |
|----------|----------------|
| Basement | Finished, Full |
|----------|----------------|

## Exterior

|                   |       |
|-------------------|-------|
| Exterior Features | Other |
|-------------------|-------|

|                 |                             |
|-----------------|-----------------------------|
| Lot Description | Back Lane, Back Yard, Paved |
|-----------------|-----------------------------|

|      |                 |
|------|-----------------|
| Roof | Asphalt Shingle |
|------|-----------------|

|              |                             |
|--------------|-----------------------------|
| Construction | Concrete, Stone, Wood Frame |
|--------------|-----------------------------|

|            |                 |
|------------|-----------------|
| Foundation | Poured Concrete |
|------------|-----------------|

## Additional Information

|             |                     |
|-------------|---------------------|
| Date Listed | September 5th, 2025 |
|-------------|---------------------|

|                |   |
|----------------|---|
| Days on Market | 8 |
|----------------|---|

|        |      |
|--------|------|
| Zoning | R-C2 |
|--------|------|

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX Complete Realty |
|----------------|------------------------|

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