

134 Hanover Road SW
Calgary, Alberta

MLS # A2265345



\$540,000

Division:	Haysboro		
Type:	Residential/House		
Style:	Bungalow		
Size:	996 sq.ft.	Age:	1958 (67 yrs old)
Beds:	5	Baths:	2
Garage:	Single Garage Detached		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped, Level, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Closet Organizers, Open Floorplan		

Inclusions: n/a

Nestled on a quiet street in the heart of the well-established community of Haysboro, this charming home offers a perfect blend of comfort and convenience. With 3+2 bedrooms and thoughtful updates throughout, there's plenty of space for family living and entertaining. Inside, you'll find hardwood flooring across the main level, a bright living area, and a kitchen featuring newer, upgraded appliances. Three generous bedrooms share a well appointed 4-piece bathroom. Downstairs, the fully developed basement includes a spacious rec room with a bar and full-size fridge, plus two large bedrooms—ideal for guests or teens. Outside, enjoy a large yard with room to relax or play, complete with an RV pad and large gate, and an oversized single garage offering extra storage. Located in the highly desirable community of Haysboro, residents enjoy mature tree-lined streets, excellent schools, parks, playgrounds, and easy access to transit, major routes, and shopping amenities. It's a welcoming neighbourhood known for its community spirit and unbeatable southwest Calgary location.