



# 13007 Canso Place Calgary Alberta

\$2,450,000

Welcome to this stunning bungalow nestled on the ridge of Canyon Meadows Golf and Country Club overlooking Fish Creek Park. This custom-built architectural gem awaits empty nesters seeking their dream home. From the captivating curb appeal with lush landscaping and mature trees to the inviting arched portico leading to the front door, every detail speaks of meticulous craftsmanship. Upon entry, natural light floods the space through large windows, illuminating beautiful hardwood floors that guide you to the formal living room. With its soaring coffered ceilings and a fireplace flanked by display shelving, this room exudes warmth and elegance. Meticulously designed archways create an effortless flow through the open yet intimate spaces, perfect for entertaining. The adjacent dining area features a convenient wet bar, ideal for preparing drinks and a built-in credenza for your collection of linens & dinnerware. A spacious gourmet kitchen boasts glass fronted cabinetry, high-end appliances, a large pantry, and a butler's pantry making this a space able to accommodate family meals as easily as a formal catered dinner party. Sip a coffee in the sunlit dining nook or step out onto the sprawling wrap around west-facing deck with retractable awnings to take in the breathtaking views of the golf course and Rocky Mountains. The large primary bedroom offers a serene sanctuary with a fireplace, walk-in closet, and a luxurious ensuite featuring dual vanities. Completing this level is a sizeable laundry room attached to the mudroom room and a quiet den perfect for working from home. Descend to the walk-out level to discover a spacious recreational room perfect for a pool table, complete with a double-sided fireplace that also warms the adjacent family room—a cozy haven for movie nights. The wet bar and wine room make this floor a fun space for entertaining friends and family. T...

Furnace 10.50 Ft x 8.00 Ft

Storage 37.00 Ft x 14.00 Ft

Recreational, Games room 27.00 Ft x 15.50 Ft

Family room 20.00 Ft x 16.00 Ft

Wine Cellar 8.50 Ft x 6.00 Ft

Bedroom 13.50 Ft x 10.00 Ft

Kitchen 15.00 Ft x 14.00 Ft

Dining room 16.00 Ft x 13.00 Ft

Great room 23.50 Ft x 18.00 Ft

Den 15.50 Ft x 13.50 Ft

Laundry room 12.00 Ft x 11.00 Ft

Breakfast 12.00 Ft x 11.50 Ft

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**Mirror**

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Bedroom	13.50 Ft x 10.50 Ft	Primary Bedroom	20.50 Ft x 14.00 Ft
2pc Bathroom	5.00 Ft x 4.50 Ft	2pc Bathroom	5.00 Ft x 5.00 Ft
3pc Bathroom	9.50 Ft x 9.00 Ft	5pc Bathroom	14.00 Ft x 10.00 Ft