



## 321 Marquis Heights Calgary Alberta

\$665,000

An absolutely stunning home with exquisite finishing and fine detail through out will welcome you as you enter 321 Marquis Heights. Upon entering you will immediately notice the soaring 9ft ceiling and thoughtfully designed open floor plan that is ideal for entertaining. The cozy great room opens up seamlessly to a spacious kitchen featuring a massive extended quarts island, stylish subway tile back splash, beautiful shaker cabinetry and sleek stainless steel appliances featuring an upgraded gas range with brushed nickel hardware to match. A quaint niche adequate for a work space or coffee bar adjacent to the designated dining area with an over sized feature window that invites a ton of natural daylight into this beautiful home. All nicely complimented with elevated and on point designer fixtures capped off with a lovely powder room with feature wall. Bright and beautiful the whole main floor exudes a lovey decor and peaceful environment for you and your family to enjoy. The upper level continues with pride of ownership as you ascend the stairs with the open to below feature to discover three sizeable bedrooms with the Primary Suite offering a private 4 piece en suite and spacious walk-in closet. Another full main bath and convenient 2nd floor laundry complete the space. Continuing to the FULLY FINISHED CUSTOM basement you will sure to be impressed. A study nook creates an additional living space while the gorgeous open family room showcases an amazing wet bar with stone counter, tile back splash and bar fridge, stunning feature fireplace with mantle, FOURTH BEDROOM along with a sophisticated spa-like ensuite featuring a bathroom above all others. Enjoy the custom vanity with full tile feature wall, built-in cabinetry, over sized walk-in shower with glass door and never a cold foot to be found with the in-floor heating. Your guests will never want to leave! All of ...

Recreational, Games room 15.00 Ft x 14.33 Ft

Bedroom 12.08 Ft x 11.58 Ft

Other 6.17 Ft x 5.17 Ft

3pc Bathroom 11.92 Ft x 5.67 Ft

Furnace 11.33 Ft x 9.00 Ft

Living room 14.08 Ft x 12.42 Ft

Other 7.17 Ft x 3.25 Ft

2pc Bathroom 5.42 Ft x 4.75 Ft

Primary Bedroom 12.42 Ft x 11.42 Ft

Other 6.08 Ft x 5.92 Ft

4pc Bathroom 8.75 Ft x 4.92 Ft

Bedroom 9.25 Ft x 9.08 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



Originally Listed by:  
Jayman Realty Inc.



See

**Mirror**

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
arobinson@cirrealty.ca

**Kitchen** 14.00 Ft x 9.00 Ft

**Dining room** 13.08 Ft x 8.50 Ft

**Foyer** 5.92 Ft x 5.25 Ft

**Bedroom** 10.00 Ft x 9.42 Ft

**Laundry room** 4.33 Ft x 3.42 Ft

**4pc Bathroom** 8.75 Ft x 4.92 Ft