



# 428 135 Avenue Calgary Alberta

\$1,575,000

Welcome to Lake Bonavista Estates!! This home is one of the few that has been completely rebuilt from the foundation up in 2010. The bright, open and airy floor plan allows for an abundance of natural light to come through the large windows. The build was completed with 2 x 6 framing, 9 ft upper ceilings, 8 ft basement ceilings & 18 ft vaulted living room. Driving up you will notice the side motor court ( 30 ft) is paved allowing for plenty of room for RV parking or a basketball game . The pavement also continues behind the back fence if you would like to store the RV more securely. Past the triple attached garage you will enter the house and notice the light open plan. The main floor design is perfect for entertaining with a stunning fireplace, giant gourmet kitchen with 7 ft granite Island, high end appliances, corner walk in pantry and loads of cabinet and counter space. There is a main floor office, a powder room, a large walk-in mudroom and closet off the garage. Upstairs is a wonderful central great room which creates nice space between the bedrooms, a laundry/sewing room complete with a wash sink. The primary suite is a generous size and the 5 pce ensuite & features a 4 x 4 glass shower with full body spray, his & hers sinks, large walk-in closet and a soaker tub. The 2 other bedrooms feature good sized closets and share a bathroom. The basement has been completed with a large theatre room , 84" projection screen, games area, wet bar, wine room, 4 th bedroom, 4 pce bathroom and a craft room. The back yard features a large wooden deck, a garden shed and plenty of room for the kids and pets to roam. Come and see what Lake Bonavista has to offer with schools, shopping, transit, LRT, restaurants and of course enjoy access to all the lake amenities with your lake card. You will never have to move again !! (id:6769)

- 5pc Bathroom 12.17 Ft x 5.83 Ft
- 5pc Bathroom 12.08 Ft x 10.42 Ft
- Bedroom 10.25 Ft x 13.08 Ft
- Bedroom 10.25 Ft x 12.67 Ft
- Primary Bedroom 14.00 Ft x 16.92 Ft
- Family room 19.83 Ft x 14.08 Ft

- Bedroom 9.67 Ft x 11.00 Ft
- Bonus Room 9.83 Ft x 6.25 Ft
- Media 31.67 Ft x 13.58 Ft
- Storage 6.50 Ft x 6.50 Ft
- Furnace 16.17 Ft x 11.42 Ft
- Dining room 13.92 Ft x 20.92 Ft

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

Listing Presented By:



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See

### Mirror

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Laundry room 9.58 Ft x 9.83 Ft

Other 12.00 Ft x 5.00 Ft

4pc Bathroom 4.92 Ft x 7.50 Ft

Other 7.58 Ft x 6.00 Ft

Foyer 13.00 Ft x 4.25 Ft

Kitchen 13.42 Ft x 18.50 Ft

Living room 17.58 Ft x 11.92 Ft