



4935 Vantage Crescent Calgary Alberta

\$850,000

Welcome to this well-loved & cared for Nu-West floor plan with over 2600 sq ft of liveable space on a quiet street with a south yard exposure. Enter the expansive living room with a new, heat-efficient Valor gas fireplace that provides supplemental heat during blackouts. The family chef will enjoy the open kitchen with its natural stone countertops, Samsung gas stove, Bosch dishwasher, white cabinets, & skylights that brighten the darkest winter day with natural light. The main floor has engineered wide plank hardwood with electrician-updated outlets and lights. Relax in the spacious primary bedroom featuring an ensuite with two sinks, quartz countertop, in-floor heat & a spa shower w/ glass surround. The two other main floor bedrooms are next to the main bathroom with a four-piece tub style, LVP flooring & accessible grab bar. You will want to spend most of your time with your friends in the four-season 285 sq ft sunroom, which opens up to a gorgeous 8 x 12 back deck with a built-in fire pit, pergola & garden, which is perfect for entertaining. But that's not all. Downstairs, you will find a generous 4th bedroom, w/a legal egress window & large walk-in closet for extra storage. This room has a 3-piece bath w/walk-in shower & a large family room/man cave to keep everyone happy. There is considerable storage space with a built-in display/bookcase and a cleverly designed under-stairs storage. You'll love the look of the trendy exposed rafters with new LED pot lights. The furnace room includes more storage, a new furnace, central air, and a hot water tank with a new water softener. This area has a new countertop with a washing sink beside a new washer & drier. A large storage room adjacent to the furnace can be used as a 5th bedroom if desired. The single front garage includes a wheelchair ramp, new insulation, drywall, lighting, heating and an insulated door. The f...

3pc Bathroom 1.85 M x 1.83 M

Bedroom 3.33 M x 2.46 M

Bedroom 3.58 M x 4.44 M

Laundry room 2.01 M x 4.37 M

Recreational, Games room 6.68 M x 6.33 M

Furnace 1.93 M x 2.46 M

4pc Bathroom 2.39 M x 2.36 M

Bedroom 2.80 M x 3.02 M

Bedroom 3.81 M x 2.72 M

Dining room 3.83 M x 2.52 M

Kitchen 4.22 M x 3.63 M

Living room 6.88 M x 4.14 M

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Other 2.59 M x 2.06 M

4pc Bathroom 1.58 M x 2.31 M

Primary Bedroom 4.09 M x 3.76 M

Sunroom 3.63 M x 7.29 M