



82 Aspen Cliff Close Calgary Alberta

\$1,588,000

Priced to move! This is a true masterpiece situated on a peaceful street just steps from Webber Academy! This five bedroom, original owned home boasts impeccable curb appeal that sets the tone for the elegance within. Step inside to discover over 4,900 sq ft of developed living space with an open concept main level, site finished hardwood floors, luxurious light fixtures, home audio, and custom millwork throughout. A front office is separate from the main living areas for the utmost privacy and showcases a built-in desk and bookshelves. Family meals can be enjoyed in the spacious dining room with arched entryways and coffered ceiling. Your inner chef will rejoice in this inspiring kitchen highlighted by Carrera marble island and backsplash, and a hidden walk-in pantry for storage and convenience at your fingertips. The kitchen is fully equipped with high-end appliances including Wolf gas cooktop, wall oven, warming drawer, microwave, JennAir panelled refrigerator, and Miele panelled dishwasher. A cozy breakfast nook sits adjacent to the kitchen and offers access to the rear covered deck where you can enjoy dinners al fresco. A spacious living room, adorned with natural light from the West facing picture window, is anchored by a cozy gas fireplace and built-ins. Upstairs is open to the front entry and hosts a large bonus room with vaulted ceilings for family movies, a full bath, and 3 generous bedrooms. The serene primary retreat showcases vaulted ceilings, a gas fireplace, and a lavish 5pc ensuite with soaker tub, glass tiled shower, and a walk-in closet. Enjoy a fully finished basement that's plumbed for in-floor radiant heat, spacious rec room, home gym, full bath, two additional bedrooms, and a massive storage room. The backyard offers ample green space, a covered deck with phantom screen, in-ground sprinkler system, and raised patio where you can enjoy a fire o...

Family room 24.00 Ft x 22.00 Ft

Exercise room 14.83 Ft x 8.75 Ft

Storage 39.75 Ft x 12.75 Ft

Bedroom 13.08 Ft x 9.67 Ft

Bedroom 13.00 Ft x 10.00 Ft

4pc Bathroom Measurements not available

Pantry 6.00 Ft x 4.00 Ft

Office 13.42 Ft x 10.92 Ft

Laundry room 12.25 Ft x 9.50 Ft

2pc Bathroom Measurements not available

Bonus Room 21.50 Ft x 11.42 Ft

Primary Bedroom 18.42 Ft x 15.00 Ft

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

Listing Presented By:



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<http://www.joelsemmens.com/>



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Mirror

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Kitchen	22.00 Ft x 15.00 Ft	Bedroom	15.00 Ft x 11.75 Ft
Dining room	14.42 Ft x 11.75 Ft	Bedroom	13.17 Ft x 10.75 Ft
Breakfast	10.00 Ft x 10.00 Ft	4pc Bathroom	Measurements not available
Living room	18.58 Ft x 18.42 Ft		