



## 1107 15 Street Calgary Alberta

\$2,999,900

Welcome to this stunning Scandinavian modern home. This eye-catching property is set high on a hillside location, taking full advantage of spectacular city views with abundant high-end triple-glazed windows. Boasting stunning curb appeal, fully landscaped and accented with high-end aluminum composite panelling. Enter through the Oversized 5' x 9' pivot door and marvel at the jaw-dropping, soaring 23-foot high ceilings. This remarkable room features a Stuv Belgian wood-burning fireplace with San Marco Italian plaster and gorgeous recessed wood storage. On warm spring and summer days, cool off with the massive 14-foot "Big Ass Fan" or open the "nano wall" to the gorgeous west-facing backyard. This comes fully landscaped with an abundance of trees for privacy. There is an amazing library and lounge that features a stunning 16-foot built-in bookshelf with a sliding ladder. Centred in the home is a live planter garden, truly bringing natural beauty into this light and airy home. The kitchen is a chef's dream, with 12-foot ceilings and a massive centre island topped with elegant quartz countertops. The Denca European cabinetry surrounds the top-of-the-line Wolf and Sub-Zero appliances. The open-rise mono-stringer central staircase is an absolute work of art. Featuring commercial-grade 19mm tempered glass railings paired with solid wood treads that showcase meticulous craftsmanship. There is a total of 4 bedrooms and 3.5 bathrooms. The top floor is the primary bedroom retreat, with a luxurious spa ensuite featuring heated floors and Grohe thermostatic shower faucets. Here you have the best of both worlds with remote-controlled ghost windows for the utmost privacy and stellar views when desired. With downtown views from every floor and an oversized flat yard leading to an expansive deck, this exceptional home seamlessly blends indoor and outdoor living. It has a massive 5...

Bedroom 14.92 Ft x 14.42 Ft

Bedroom 14.83 Ft x 14.42 Ft

5pc Bathroom 14.92 Ft x 11.08 Ft

Laundry room 11.67 Ft x 2.67 Ft

Primary Bedroom 16.92 Ft x 15.17 Ft

Other 12.50 Ft x 10.50 Ft

Storage 13.08 Ft x 10.50 Ft

Foyer 7.33 Ft x 6.67 Ft

Kitchen 30.33 Ft x 11.67 Ft

Living room 25.67 Ft x 20.50 Ft

Dining room 16.50 Ft x 16.50 Ft

2pc Bathroom 9.25 Ft x 3.00 Ft

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

Listing Presented By:



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**RE/MAX**

**RE/MAX REAL ESTATE  
(CENTRAL)**

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Bedroom 17.17 Ft x 12.42 Ft

Den 13.50 Ft x 10.50 Ft

3pc Bathroom 9.58 Ft x 4.92 Ft