



# 1818 Kensington Road Calgary Alberta

\$699,900

\*\*Open House Saturday July 6th, 11:30 am - 1:30 pm. Experience luxury living, combined with the energy efficiency and build quality of LEED construction in one of Calgary's most popular inner city communities of Hillhurst. Step inside and be impressed with the spacious front entrance, with close to 2000 sq. ft. of finished space over the 3 floors, with an excellent layout for entertaining. The beautiful & spacious kitchen offers loads of upgraded, full height kitchen cabinetry with under cabinet lighting, built-in wine cabinet, sleek quartz countertops throughout the home, with a large kitchen eating bar for 3 stools. Upgraded stainless steel appliances include a true chef's must have, gas stove. The living room features a built in entertainment unit with a fully tiled and cosy gas fireplace and entrance into the private deck with a natural gas hookup for the bbq and a fully fenced in backyard. Great for families with small kids or pets. Enjoy family dinners and gatherings in the dining space and breakfast counter. Travel the stairs to find the skylight lighting the stairs throughout the day to find upstairs laundry and 2 spacious bedrooms & 2 full, private ensuite bathrooms. The primary bedroom is large enough for a King sized bed with 2 side tables & features a generous sized walk-in closet, plus a stunning ensuite. Double sinks, quartz counters and a huge seamless glass shower with both body jets and steam shower. Downstairs you'll find a huge family room with room for a games table, home gym and perfect for loads of furniture to gather around to watch movie's or sports. A third bedroom and 3rd full bath make the basement a great place for guests or larger families. Additional storage under the stairs and in the utility room with the energy efficient ho...

Primary Bedroom 14.08 Ft x 12.25 Ft

Bedroom 10.33 Ft x 10.25 Ft

3pc Bathroom 11.50 Ft x 4.83 Ft

4pc Bathroom 8.17 Ft x 4.92 Ft

Laundry room 4.25 Ft x 3.08 Ft

Family room 19.00 Ft x 13.25 Ft

Bedroom 11.08 Ft x 8.17 Ft

3pc Bathroom 5.42 Ft x 5.33 Ft

Other 8.50 Ft x 5.33 Ft

Storage 7.67 Ft x 3.08 Ft

Living room 22.83 Ft x 13.33 Ft

Kitchen 11.17 Ft x 10.58 Ft

Foyer 9.75 Ft x 3.33 Ft

2pc Bathroom 5.67 Ft x 4.83 Ft

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

Listing Presented By:



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