



## 235 Savanna Way Calgary Alberta

\$949,000

Located within the desirable community of Savanna NE Calgary, this exquisite property boasts a prime location within walking distance of the new Gurudwara, an upcoming high school, and various other amenities. This stunning custom-built home is adorned with numerous premium upgrades throughout. The main floor features a full bathroom, an office space, a separate living area, a family room, an updated primary kitchen, and a convenient spice kitchen, the standout feature on the main floor includes 21' ceilings and an open to below concept. As you move to the upper level, you'll discover four generously sized bedrooms and a bonus room. The two master bedrooms are a standout feature, with the main one offering a luxurious Jet Jacuzzi, and all closets are thoughtfully finished with drawers and ample storage space. No expense was spared by the homeowner in elevating this residence with top-notch upgrades. The fully developed basement includes a two-bedroom illegal suite with a separate entrance currently rented for \$1,500, with the potential to fetch \$1,800 in rent. The basement's kitchen is spacious and equipped with a granite island, giving it the feel of a separate apartment, and it includes two generously proportioned bedrooms and a dedicated laundry facility. Stepping outside, the backyard is beautifully paved with concrete, creating a delightful outdoor space perfect for enjoying the summer months. (id:6769)

Laundry room 9.33 Ft x 5.50 Ft

Primary Bedroom 13.83 Ft x 13.42 Ft

Bedroom 10.17 Ft x 8.92 Ft

Bedroom 9.67 Ft x 9.33 Ft

Bedroom 13.08 Ft x 13.08 Ft

5pc Bathroom 10.17 Ft x 8.08 Ft

3pc Bathroom 8.08 Ft x 4.92 Ft

4pc Bathroom 9.25 Ft x 4.92 Ft

Kitchen 10.50 Ft x 8.50 Ft

Living room 16.50 Ft x 13.00 Ft

Dining room 8.50 Ft x 7.58 Ft

Bedroom 11.83 Ft x 8.92 Ft

Bedroom 11.67 Ft x 8.83 Ft

4pc Bathroom 8.17 Ft x 4.92 Ft

Dining room 9.75 Ft x 7.33 Ft

Living room 14.17 Ft x 13.42 Ft

Family room 15.58 Ft x 14.50 Ft

Office 9.08 Ft x 7.92 Ft

Kitchen 9.86 Ft x 7.08 Ft

Listing Presented By:



Originally Listed by:  
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