



4216 18 Street Calgary Alberta

\$1,350,000

This like new impeccably maintained, renovated, and technologically advanced home is one of a kind. Located near the end of a non-cut through street in the heart of Altadore, this 3-storey air-conditioned Executive property with 4 BEDROOMS ABOVE GRADE has been extensively renovated, masterfully designed, and fully automated for safety, security, and comfort. Outstanding landscaping and mature trees provide luxurious curb appeal that continues as you enter the front entry with smash proof glass front door. A large private front office with huge windows and custom Hunter Douglas shutters allows for an abundance of natural sunlight throughout the day. The renovated gourmet kitchen features quartz counters and a beautiful custom maple island with seating for eight, extensive additional custom cabinetry providing ample built in storage and stainless appliances including a newer dishwasher and high-end stove. The family room with floor to ceiling windows overlooking the beautifully landscaped backyard is centered with a stunning custom designed walnut and black marble wall centered with a gas fireplace. A large mudroom and discreet powder room completes the main level. The second level offers one of two huge primary bedrooms with massive West facing windows, two-sided fireplace, spa ensuite, and large walk-in closet. Two additional bedrooms, a full bathroom, and a large laundry room completes the second level. The third level offers TWO PRIVATE EAST AND WEST FACING DECKS. The East deck offers a great CITY VIEW and a clear view of the City fireworks. This level can be your private primary bedroom sanctuary or serve as an upper flex room complete with additional 4th bedroom and full bathroom. The lower level is exceptional in that it not only offers a large recreational area with full wet bar, 5th bedroom and full bathroom, but in addition, has a separate SOUNDPROOF...

4pc Bathroom 7.91 Ft x 5.00 Ft

5pc Bathroom 7.74 Ft x 15.42 Ft

Bedroom 9.68 Ft x 12.01 Ft

Bedroom 10.24 Ft x 12.76 Ft

Laundry room 7.68 Ft x 5.91 Ft

Primary Bedroom 13.00 Ft x 14.50 Ft

Bedroom 11.58 Ft x 11.75 Ft

Family room 17.75 Ft x 20.18 Ft

4pc Bathroom 5.00 Ft x 10.76 Ft

Bedroom 9.68 Ft x 12.83 Ft

Den 17.16 Ft x 12.66 Ft

Recreational, Games room 19.16 Ft x 22.18 Ft

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(CENTRAL)**

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Other 7.84 Ft x 7.00 Ft

3pc Bathroom 5.68 Ft x 9.00 Ft

Other 11.19 Ft x 5.74 Ft

Other 20.08 Ft x 5.68 Ft

Furnace 9.68 Ft x 8.50 Ft

2pc Bathroom 4.59 Ft x 4.66 Ft

Dining room 9.84 Ft x 10.83 Ft