



4608 82 Street Calgary Alberta

\$929,000

Welcome to this spacious and modern Duplex with a LEGAL Basement Suite and with the views . This beautifully designed property offers the perfect blend of comfort, functionality, and income potential. This brand-new, rare and uniquely designed 2-storey home draws inspiration from modernity and elegance, boasting unparalleled luxury. As you enter inside, you are greeted by a meticulously planned open floor layout that seamlessly integrates modern elegance with functional living. Upon entry, the main level features a full-sized dining room leading to a fully equipped gourmet kitchen with a high end appliance package, under-cabinet LED lighting, and a spacious family living room. A rear mudroom door takes you to an outdoor deck and backyard , setting the stage for all your family entertainment needs. Luxury is defined on all three floors, with upgraded MDF detailing, a two-tone kitchen, a glass staircase railing, a luxurious lighting package with premium built-in finishes and more... The second level hosts a bonus room, a master bedroom vaulted ceiling retreat with a 5-piece ensuite bathroom, a stand-alone tub, his and hers sinks, a custom shower, and a walk-in closet. Two additional bedrooms with a 4-piece bathroom and a laundry room with added convenience complete the second floor. The Legalized 2-bedroom basement suite is a cozy retreat covered in premium upgraded luxury vinyl flooring, a living room, a full-size floor-to-ceiling kitchen with a stainless steel appliance package, a 4-piece bathroom, and two great-sized bedrooms. It's a masterpiece of design and craftsmanship, offering a rare blend of sophistication and comfort in one of Calgary's most sought-after neighbourhoods. Welcome to a lifestyle of luxury and distinction. This home is conveniently located just a 10 to 15 minute drive to downtown, Bow River walking paths, and a short walk to Bowness Park. Cl...

4pc Bathroom 8.92 Ft x 4.92 Ft
5pc Bathroom 9.08 Ft x 15.75 Ft
Bedroom 9.83 Ft x 11.75 Ft
Bedroom 9.67 Ft x 11.75 Ft
Family room 13.00 Ft x 8.83 Ft
Laundry room 6.42 Ft x 5.92 Ft

Bedroom 9.83 Ft x 13.42 Ft
Dining room 12.58 Ft x 10.75 Ft
Kitchen 12.58 Ft x 10.67 Ft
Laundry room 5.83 Ft x 9.50 Ft
Furnace 8.58 Ft x 10.58 Ft
2pc Bathroom 4.92 Ft x 4.92 Ft

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

Listing Presented By:



Originally Listed by:
URBAN-REALTY.ca

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RE/MAX REAL ESTATE
(CENTRAL)

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Primary Bedroom	13.25 Ft x 17.83 Ft	Dining room	13.33 Ft x 11.17 Ft
Other	8.92 Ft x 7.17 Ft	Foyer	6.50 Ft x 9.00 Ft
4pc Bathroom	4.92 Ft x 9.92 Ft	Kitchen	15.50 Ft x 21.42 Ft
Bedroom	13.50 Ft x 9.92 Ft		