



# 507 37 Street Calgary Alberta

\$1,169,000

Welcome to this exquisite 5 bedroom infill in the mature and highly sought-after West Calgary neighborhood of Spruce Cliff. With over \$50,000 in upgrades, this home offers luxurious touches and thoughtful enhancements throughout. The addition of a private main floor office and foyer area creates a designated space for productivity and welcomes you with elegance. Upon entering, you'll be captivated by the bright and spacious main floor living area. The centerpiece is the impressive nearly 17-foot double quartz island, perfectly complemented by the professional VIKING SERIES appliance package, including double BRIGADE wall ovens, a built-in wine cooler, and double under-mount sinks. The sleek European fixtures add a touch of elegance to the space. The great room features an upgraded white marble stone and Valor linear fireplace, creating a cozy ambiance for gatherings. With 9' ceilings, 8-foot doors, and sleek European millwork, the home exudes a refined atmosphere. Upstairs, you'll find 4 bedrooms and 3 full bathrooms, creating a comfortable and private retreat. The master suite offers a 5-piece ensuite with a luxurious spa-like atmosphere, including a custom Relax-A-Mist Steamer with body massage jets, a rain shower, and a jacuzzi soaker tub. The second master bedroom includes an ensuite bathroom, walk-in closet, and private balcony overlooking the tree-lined street. The lower level is an entertainer's dream, featuring a full theatre system, built-in surround sound, a 120" 3D projector screen, fireplace, and an impressive wet bar with a quartz counter and wine/beverage cooler. Additionally, there is a private guest room with a 4-piece bathroom. Situated on a deep 160' lot, this property offers an expansive outdoor space rarely found in infills in the area. The large deck with a BBQ gas line and fully landscaped backyard, including a triple car detached garage with...

Family room 8.23 M x 4.57 M  
 Furnace 2.74 M x 2.13 M  
 Other 2.57 M x 2.26 M  
 Bedroom 4.57 M x 3.66 M  
 4pc Bathroom Measurements not available  
 Kitchen 6.71 M x 2.74 M

2pc Bathroom Measurements not available  
 Laundry room 1.75 M x .91 M  
 Other 2.13 M x 1.68 M  
 Primary Bedroom 4.88 M x 3.96 M  
 Bedroom 3.73 M x 2.95 M  
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Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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Dining room 3.28 M x 2.74 M

Living room 5.69 M x 4.88 M

Foyer 4.40 M x 2.29 M

Den 3.96 M x 2.44 M

Bedroom 4.67 M x 3.20 M

4pc Bathroom Measurements not available

4pc Bathroom Measurements not available