



6918 Legare Drive Calgary Alberta

\$4,999,999

Introducing "Sofia," an exquisite contemporary Tuscan-inspired residence nestled in the prestigious Lakeview Village. Crafted by the esteemed Trickle Creek Homes, this architectural masterpiece seamlessly blends classic Tuscan design with modern innovation, functionality, and warmth. Spanning an impressive 7000 square feet (total) across a 75 X 133 lot, this exceptional home sets a new standard of quality, sparing no expense. Upon first glance, the natural stone exterior and Ayacoba wood siding captivate, leading you into a realm of sophistication. European oak hardwood flooring flows throughout, bathed in natural light from Lux and Tag windows that stretch from floor to ceiling, creating an open and inviting ambiance. Custom details abound, from enchanting arches, millwork, and panelling to geometric, reeded, and fluting detailing on doors and cabinetry. White oak beams, pop-up plugs integrated into millwork, and integrated LED and designer lighting add to the luxurious aesthetic. The kitchen, a haven for culinary enthusiasts, features top-of-the-line Wolf and Sub-Zero appliances, a wine fridge, coffee system, keg fridge and motion censored garbage and recycle pullouts. Dolce Vita Quartzite counters and island enhance the sleek design, while a formal dining area and year-round heated patio seamlessly extend the living space, embracing the outdoors. The focal point of the home is the captivating great room, adorned with heated terra cotta tiles, exquisite scalloped ceilings complemented by wall sconces, and featuring a custom-sculpted wood-burning fireplace. The primary suite, situated in a separate wing on the main floor, offers a luxurious retreat with a spacious bedroom, balcony, coffee bar/sitting area, en-suite bathroom with Matarazzo Marble, and a generous walk-in closet. An impressive home office/library on the main floor caters to those seeking a serene work-...

- 2pc Bathroom 6.75 Ft x 5.75 Ft
- 3pc Bathroom 10.83 Ft x 6.00 Ft
- 4pc Bathroom 5.42 Ft x 8.83 Ft
- Bedroom 11.58 Ft x 11.00 Ft
- Bedroom 10.92 Ft x 15.00 Ft
- Family room 11.08 Ft x 19.92 Ft

- Other 8.17 Ft x 20.75 Ft
- Bedroom 10.25 Ft x 13.50 Ft
- Den 10.92 Ft x 10.42 Ft
- Exercise room 14.00 Ft x 18.58 Ft
- Laundry room 7.42 Ft x 7.25 Ft
- Storage 14.00 Ft x 11.50 Ft

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Listing Presented By:



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SOTHEBY'S INTERNATIONAL
REALTY CANADA



**RE/MAX REAL ESTATE
(CENTRAL)**

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Laundry room 9.58 Ft x 11.58 Ft

Study 9.00 Ft x 19.50 Ft

3pc Bathroom 6.08 Ft x 13.17 Ft

4pc Bathroom 10.67 Ft x 5.92 Ft

Media 18.25 Ft x 19.58 Ft

Furnace 20.33 Ft x 39.08 Ft

2pc Bathroom 5.75 Ft x 6.25 Ft