



## 812 Lake Placid Drive Calgary Alberta

\$1,299,999

This stunning Estates home showcases a classic elegance rare in modern residences. A brick driveway, mature trees and manicured landscaping lend a quaint curb appeal, though this luxury home offers more than 3300 sq. ft. of developed space. Inside, a big bay window in the front room enjoys glimpses of peaceful lakefront properties. Beautiful hardwood throughout the main level pairs with stylish moulding for an upscale aesthetic, enhanced by decorative wall panels that add stately character, and all the windows in the home are new. A formal dining room is ready for big family gatherings. In the kitchen, high-end wood cabinetry and warm, mottled granite immediately set a refined tone, complemented by quality stainless appliances. Conversation will flow effortlessly across the massive breakfast bar and into the sunken family room, where a gas fireplace in a stone surround is a gorgeous focal point. Sliding glass doors allow you to transition to alfresco dining on the deck. The side entryway also conveniently holds a laundry area and a powder room. Upstairs, the primary bedroom is a true retreat. A private office greets you, and you'll also find the ensuite here; an opulent personal spa with stunning tile work, dual vanities, and a glassed-in shower. Dual closets lead to the secluded bedroom, set charmingly into the roofline, with big windows offering a peek of Lake Bonaventure and custom bookcases that give the luxurious space a secluded attic ambiance. There are three more bedrooms on this storey, all with generous closets. The main bath is spacious and well-appointed, perfectly completing the family-friendly layout. Downstairs, the finished basement offers a vast area for your home theatre, games, and hobbies in the rec room, and your gym has its spot as well. Stow your seasonal items out of sight in the huge storage and utility room. Outside, the side deck steps do...

Primary Bedroom 17.83 Ft x 11.50 Ft

Office 15.92 Ft x 12.83 Ft

4pc Bathroom 9.25 Ft x 8.00 Ft

Bedroom 9.00 Ft x 9.92 Ft

Bedroom 14.67 Ft x 15.00 Ft

4pc Bathroom 5.58 Ft x 8.92 Ft

Exercise room 12.50 Ft x 12.58 Ft

Furnace 38.17 Ft x 11.33 Ft

Living room 18.67 Ft x 13.17 Ft

Dining room 11.33 Ft x 12.92 Ft

Kitchen 15.25 Ft x 16.58 Ft

Family room 11.33 Ft x 16.92 Ft

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Bedroom 12.42 Ft x 8.83 Ft  
2pc Bathroom 4.92 Ft x 5.33 Ft  
Recreational, Games room 21.92 Ft x 16.75 Ft