



# 836 21 Avenue Calgary Alberta

\$1,049,000

BRAND NEW DETACHED INFILL in the coveted community of Mount Pleasant, NW! The open concept layout of this 2-storey, 2066 sq ft is unlike anything else you will see! match the ceiling-height lacquered cabinets and quartz countertops to your preferred style. The bright living room acts as a welcoming hub, with direct access to the back deck through large 8-foot sliding glass doors and the kitchen and dining room views. The rear mudroom features built-in lockers and a bench, keeping everyone organized as they head in and out of the house. The master suite enjoys a vaulted ceiling and large walk-in closet w/ built-in shelving, while the ensuite features a barn door entrance, heated floors, a drop-in soaker tub, a fully tiled shower w/ bench and quartz counters. The upper floor also includes two bedrooms and full bathroom; a full laundry room. and an open stairwell. The basement is where the fun is at featuring a huge rec room which includes a wetbar. When the party is over there is a spacious gym/yoga to keep the heart rate up and mind clear. The basement also has a spacious bedroom with a walk in closet, a full bathroom, a linen closet, storage space and a secret office/room/man cave hideaway/reading room.. the possibilities are endless! ALSO comes with oversized double detached garage. (id:6769)

3pc Bathroom 1.50 M x 3.18 M  
Recreational, Games room 9.20 M x 4.75 M  
Bedroom 3.76 M x 3.73 M  
2pc Bathroom 1.52 M x 1.68 M  
Dining room 3.61 M x 3.18 M  
Kitchen 3.41 M x 5.56 M  
Living room 4.01 M x 4.93 M

5pc Bathroom 3.07 M x 3.86 M  
4pc Bathroom 1.50 M x 2.69 M  
Bedroom 3.20 M x 3.83 M  
Bedroom 3.15 M x 3.20 M  
Primary Bedroom 4.01 M x 3.96 M  
Laundry room 1.52 M x 1.83 M

Listing Presented By:



Originally Listed by:  
CENTURY 21 BRAVO REALTY

<http://balkooner.ca/>

**RE/MAX**<sup>®</sup>  
RE/MAX REAL ESTATE  
(CENTRAL)

773 Glenmore rd , Calgary, British  
Columbia, V1V 3B9

Phone: (403) 850-6722  
ctimos@telus.net