



# 910 15 Avenue Calgary Alberta

\$1,050,000

This upscale infill blends high-end design with everyday practicality, offering a legal two-bedroom basement suite (subject to permits and approvals by the city) - perfect as a mortgage helper or for extended family! With an open-concept main floor, a luxurious primary suite, and a prime inner-city location, this home is built for both comfort and convenience! Step inside to a bright, welcoming foyer where sleek finishes and warm wood tones on the built-ins set the stage before leading to a sun-filled dining room at the front of the home. Large windows bring in natural light, making this space perfect for hosting or casual meals. The chef-inspired kitchen sits at the heart of the home, featuring ceiling-height custom cabinetry, dark grey countertops, a waterfall-edge island with oak accents and LED skirt lighting, plus a high-end appliance package. A seamless flow into the living room makes entertaining effortless - cozy up by the floor-to-ceiling grey porcelain tile gas fireplace, framed by custom shelving with warm LED accent lighting. Off the main space, a mudroom with built-ins keeps things organized, offering direct backyard and garage access. A sleek powder room is tucked away nearby, along with a main floor office - ideal for working from home, complete with a large window and built-in desk. Head upstairs, where a spacious bonus room greets you at the top of the stairs. Whether it's a cozy movie night spot, a play area, or a second lounge, this flexible space adapts to your needs. The primary suite is a retreat you'll never want to leave, designed with a soft, neutral palette that feels warm and inviting. The spa-like ensuite features a deep soaker tub, a glass-enclosed shower, and a double vanity with designer tile selections throughout. A large walk-in closet with custom shelving completes the space, making it as functional as it is luxurious. Two addition...

Primary Bedroom 13.33 Ft x 12.00 Ft

Other 9.25 Ft x 6.00 Ft

Bedroom 11.58 Ft x 10.50 Ft

Bedroom 11.50 Ft x 10.00 Ft

Bonus Room 9.58 Ft x 8.50 Ft

Laundry room 6.33 Ft x 5.58 Ft

4pc Bathroom Measurements not available

5pc Bathroom Measurements not available

Bedroom 12.83 Ft x 10.00 Ft

Kitchen 11.08 Ft x 8.33 Ft

Recreational, Games room 15.08 Ft x 10.58 Ft

Laundry room 5.00 Ft x 4.33 Ft

4pc Bathroom Measurements not available

Living room 14.67 Ft x 14.50 Ft

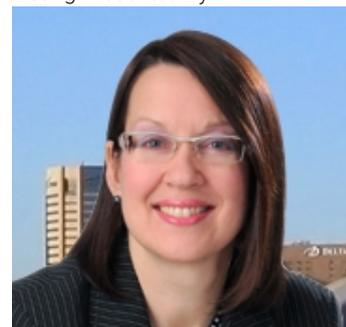
Kitchen 18.50 Ft x 15.17 Ft

Dining room 12.83 Ft x 11.00 Ft

Office 6.67 Ft x 5.42 Ft

Other 8.08 Ft x 5.08 Ft

Listing Presented By:



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