



9135 Allison Drive Calgary Alberta

\$775,000

Welcome to this beautifully renovated bungalow in the family-friendly community of Acadia. Situated on a corner lot, this home offers fantastic curb appeal with over 2,300 square feet of developed living space, high-end finishes throughout, and a layout designed for both comfort and style. With 4 bedrooms and 3 bathrooms, it's an ideal space for families or those who love to entertain. As you enter, you're greeted by an open concept living area with engineered hardwood flooring, stylish feature walls, and custom built-ins. The eye-catching 360-degree gas fireplace serves as a striking centerpiece, seamlessly connecting the living, dining, and kitchen areas. Large windows flood the space with natural light, making it feel bright and airy. The kitchen is a chef's dream, featuring sleek white cabinetry, quartz countertops, and a waterfall island with seating. High-end stainless steel appliances, including a built-in Sub Zero refrigerator, gas range, and custom hood fan, elevate the space. The luxurious primary retreat is a standout, complete with a cozy electric fireplace, a custom walk-in closet with built-ins, and a spa-like ensuite featuring dual sinks, a soaker tub, and a glass-enclosed shower. An additional bedroom and a beautifully finished 3-piece bathroom are also located on the main floor. Just off the mudroom area, you'll find access to the single attached garage, which has been thoughtfully converted into a home gym, complete with a heater for year-round comfort. A striking walnut and glass staircase leads to the fully finished lower level. The basement offers a relaxing escape, featuring plush carpet with premium underlay. It's a perfect space for entertaining or relaxing, with a large recreation room equipped with a custom-built entertainment unit, electric fireplace, and a dry bar complete with a wine fridge. Two additional bedrooms and a stylish 4-piece...

4pc Bathroom 4.92 Ft x 9.08 Ft

Other 12.17 Ft x 4.25 Ft

Bedroom 11.58 Ft x 13.08 Ft

Bedroom 12.83 Ft x 11.58 Ft

Recreational, Games room 12.17 Ft x 16.83 Ft

Other 4.83 Ft x 11.58 Ft

5pc Bathroom 12.00 Ft x 10.33 Ft

Bedroom 9.58 Ft x 10.33 Ft

Dining room 7.17 Ft x 12.25 Ft

Kitchen 18.58 Ft x 10.42 Ft

Living room 20.00 Ft x 16.42 Ft

Primary Bedroom 13.08 Ft x 12.75 Ft

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Listing Presented By:



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RE/MAX

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

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Furnace 8.25 Ft x 6.33 Ft

Other 7.67 Ft x 15.75 Ft

3pc Bathroom 12.08 Ft x 5.08 Ft