



## 105 Trasimeno Crescent Calgary Alberta

\$1,998,000

\*\*\*\* OPEN HOUSE SATURDAY DECEMBER 7th 1:00-3:00PM \*\*\*\* Welcome to your new oasis of luxury living nestled in the heart of the vibrant community of Currie Barracks. Crafted by Crystal Creek Homes, this meticulously designed home offers a seamless blend of modern elegance and sophisticated comfort, a space you'll love to call your own. Step inside to discover an open-concept featuring high-end finishes, expansive windows that flood the home with natural light. The gourmet kitchen is a culinary haven equipped with top-of-the-line appliances, massive Quartz topped island and abundance of cupboards. Designed for both entertaining and everyday living, the open concept seamlessly connects the living and dining areas, offering versatility and functionality. A tucked away office/den provides a quiet spot to work from home and a highly functional mud room/storage/closet area leading out to the sunny back deck make up the main floor. Retreat to the primary suite, where luxury knows no bounds. Here, you'll discover a generously sized walk-in closet and a lavish 5-piece ensuite bathroom. Indulge in the spa-like ensuite, complete with a double vanity, standalone tub, oversized shower, heated bathroom floors and a private balcony. The second floor hosts 2 bright bedrooms, large laundry room with a sink and folding area. The third floor is an entertainer's dream, featuring a massive bonus room that opens to a rooftop patio, complete with a bar area. Another bedroom and full bathroom round out the space, making it perfect for family gatherings and fun. This stunning property boasts a fully developed lower level, adding an extra layer of versatility. The space is illuminated by sunshine pouring through the huge windows, large family room with a wet bar, glass enclosed gym, spacious bedroom and a full bathroom. Enjoy peace of mind with superior energy efficiency, courtesy of triple-...

Great room 27.58 Ft x 19.58 Ft

Bedroom 13.00 Ft x 10.58 Ft

Exercise room 13.50 Ft x 9.25 Ft

4pc Bathroom 8.67 Ft x 5.25 Ft

Furnace 14.17 Ft x 11.75 Ft

Foyer 7.58 Ft x 9.67 Ft

Other 10.08 Ft x 9.33 Ft

2pc Bathroom 5.67 Ft x 5.08 Ft

Primary Bedroom 18.50 Ft x 18.42 Ft

5pc Bathroom 13.92 Ft x 13.25 Ft

Bedroom 11.92 Ft x 10.08 Ft

Bedroom 11.92 Ft x 10.67 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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Living room 16.50 Ft x 14.50 Ft  
Kitchen 20.83 Ft x 17.92 Ft  
Dining room 18.42 Ft x 11.67 Ft  
Den 13.92 Ft x 10.08 Ft

4pc Bathroom 10.58 Ft x 5.25 Ft  
Family room 23.75 Ft x 22.00 Ft  
Laundry room 9.67 Ft x 6.08 Ft