



## 132 Fortress Bay Calgary Alberta

\$3,100,000

UNDER CONTRACT. A striking architectural design coupled with a fabulous cul-de-sac location makes for a fabulous modern family five-bedroom home in Springbank Hill. The size of this spectacular yard is massive, 133 feet wide by 102 feet deep (.35 Acres) allowing for two triple garages on each side of the home, one for every day use and the West garage as the "showcase" dream garage. The backyard has an expansive lawn area, is fully fenced and is perfect for family and friends entertaining. Watch the kids play or throw the ball to your dog in your own backyard paradise. With over 6800 developed luxury square feet, this special family home boasts two triple-car garages, one toy garage with a "man cave" space above the garage and one everyday family garage, a sunroom flex space opening onto the backyard "outdoor living room" with a SwimSpa and hot tub, and incredible entertaining spaces. As you ascend the solid concrete stairs to the front entry, you are immediately taken aback by the contemporary and cutting-edge interior design, high ceiling heights, plank hardwood flooring and beautiful lighting. The designer kitchen is absolutely stunning with white lacquered cabinetry, tiger-wood styled accent cabinetry, quartz countertops and an artistic glass-tiled backsplash in a hexagonal pattern. A fabulous butler's pantry leads to the formal dining area and a main floor den is separate from the rest of the home for private home office work. The gallery living room area is open to the kitchen and informal dining space and has an 11' ceiling height, windows surrounding the TV and cozy central fireplace, stone accents and massive wall space for special art pieces. The upper level has an open loft family room, a gigantic laundry room and two children's bedrooms, each with their own ensuite. Step into your "six diamond hotel" primary suite that features its own sitting...

Media 16.58 Ft x 16.58 Ft

Exercise room 15.42 Ft x 14.00 Ft

Bedroom 10.00 Ft x 12.58 Ft

Bedroom 12.08 Ft x 15.25 Ft

4pc Bathroom Measurements not available

Den 13.50 Ft x 10.42 Ft

Other 14.08 Ft x 16.00 Ft

Sunroom 18.50 Ft x 24.92 Ft

2pc Bathroom Measurements not available

Recreational, Games room 15.33 Ft x 21.58 Ft

Primary Bedroom 16.25 Ft x 21.92 Ft

Family room 12.25 Ft x 20.17 Ft

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

Listing Presented By:



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Dining room 15.33 Ft x 11.42 Ft  
Kitchen 20.58 Ft x 14.08 Ft  
Breakfast 16.50 Ft x 12.00 Ft  
Great room 17.92 Ft x 16.50 Ft

Bedroom 12.92 Ft x 11.42 Ft  
Bedroom 12.92 Ft x 11.42 Ft  
3pc Bathroom Measurements not available