



## 1512 21A Street Calgary Alberta

\$2,179,900

Nestled in a highly sought-after neighbourhood, this contemporary home exemplifies refined living with impeccable attention to detail. The remarkable curb appeal features lush trees, beautiful landscaping, concrete planters, and a private front courtyard. When you step inside, you are greeted by a grand, formal, tiled entrance leading to the elegant dining room and den, with bespoke doors and built-ins. The main floor bathroom, equipped with a custom shower, allows the den's potential conversion into a main floor bedroom. The great room is impressive, boasting a custom-designed chef's dream kitchen with a Thermador package, a stainless steel 4-foot refrigerator, two wall ovens, a 5-burner gas cooktop, and a hood fan. The custom-built kitchen table can be included. The family room features an extra-long gas fireplace and built-ins, with patio doors leading to a massive deck and a staircase descending to the fully landscaped yard, complete with an RV pad. The detached garage, with 13.5-foot ceilings and two car lifts, can accommodate four cars and is fully finished with paint and heating. An open riser staircase, illuminated by a 4'x4' skylight, leads to the upper floor, which houses three bedrooms, a laundry room with sink and storage, and a bonus room. The primary bedroom showcases designer wood accented walls, a custom walk-in closet with a 4'x4' skylight, and an elegant ensuite with a soaker tub, double sinks, and a steam shower. Each of the children's bedrooms includes a private 4-piece ensuite. The home is carpet-free, featuring only hardwood and custom tile work throughout. The fully developed lower level, with a walk-up to grade, is filled with natural light from numerous windows and includes a covered patio off the recreation area. This level also features two spacious bedrooms and a full bathroom with a second steam shower. The intermingling of detailed and...

Bonus Room 11.00 Ft x 10.25 Ft  
Primary Bedroom 17.58 Ft x 14.83 Ft  
Other 11.58 Ft x 7.25 Ft  
6pc Bathroom 17.67 Ft x 12.58 Ft  
Bedroom 15.50 Ft x 14.83 Ft  
4pc Bathroom 10.58 Ft x 4.92 Ft

Recreational, Games room 16.42 Ft x 11.00 Ft  
Bedroom 13.00 Ft x 11.83 Ft  
Other 7.67 Ft x 4.42 Ft  
Bedroom 13.00 Ft x 11.83 Ft  
Furnace 15.92 Ft x 7.17 Ft  
Other 6.75 Ft x 5.33 Ft

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

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate (Central)

<http://www.cardinalbyramage.com/>



**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
cm.mackenzie@shaw.ca

Bedroom 17.92 Ft x 13.83 Ft

4pc Bathroom 9.75 Ft x 5.92 Ft

Laundry room 8.67 Ft x 7.83 Ft

Media 23.33 Ft x 15.75 Ft

5pc Bathroom 12.17 Ft x 10.00 Ft

Foyer 8.67 Ft x 8.00 Ft

Den 14.83 Ft x 11.25 Ft