



# 1911 13 Avenue Calgary Alberta

\$2,995,000

It's tempting to call this "The Castle" with its turreted corner encased in real stone and capped in copper alloy but the term does not do justice to this finely constructed property. As you enter, hardwood floors with marble circular insert crowned by a dominating crystal chandelier announce your arrival. You immediately notice the circular staircase and its finely crafted detail spiraling through the turret, the custom millwork and solid core maple doors and the elevator. Your eye is drawn to the formal dining room another crystal chandelier, hardwood cornices and wall paneling complimented by a built-in service bar with wine cooler. Moving forward, the soaring height of the living room is showcased by a full height imported limestone fireplace that complements the significant expanse of draperies that cover the end wall. Left is the kitchen and dinette, more chandeliers, granite countertops, custom done maple cabinetry and a kitchen island dominated by imported corbels, also in maple all on a foundation of heated, imported marble flooring. You will note the significant range hood in the same limestone as the living room fireplace which is showcased by the Mother of Pearl backsplash. A custom plaster ceiling completes the space. The double French Doors off the dinette lead to a main floor office, private when needed, open when not featuring bronze hardware that is standard throughout the house. The balance of the main floor is serviced by guest washroom with black seashell backsplash and agate stone sink, a walk-in pantry and a large main floor laundry with custom cabinetry and access to the garage. As you journey upwards you see the area is crowned with custom plaster ceiling artwork surrounding another crystal chandelier with wall opening to the living room on one side and the foyer on the other. The master suite is a sizeable bedroom with custom cornices a...

Primary Bedroom 16.50 Ft x 13.83 Ft  
 Den 11.33 Ft x 9.50 Ft  
 Other 23.42 Ft x 6.08 Ft  
 4pc Bathroom 18.17 Ft x 9.92 Ft  
 4pc Bathroom 8.75 Ft x 5.08 Ft  
 Bedroom 11.67 Ft x 11.50 Ft  
 Bedroom 17.83 Ft x 12.92 Ft  
 Bedroom 14.42 Ft x 12.00 Ft  
 4pc Bathroom 10.75 Ft x 6.17 Ft  
 Bedroom 15.42 Ft x 14.92 Ft

Den 18.33 Ft x 14.00 Ft  
 Recreational, Games room 24.83 Ft x 24.75 Ft  
 4pc Bathroom 7.67 Ft x 5.50 Ft  
 Living room 21.75 Ft x 15.08 Ft  
 Kitchen 23.25 Ft x 15.25 Ft  
 Dining room 16.83 Ft x 13.83 Ft  
 Office 13.67 Ft x 9.75 Ft  
 Laundry room 15.75 Ft x 10.50 Ft  
 Foyer 14.75 Ft x 10.25 Ft

Listing Presented By:



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