



2012 25 Street Calgary Alberta

\$1,449,998

This brand new DETACHED INFILL in the heart of KILLARNEY combines striking modern design with the comforts of a family-friendly layout - chef's kitchen with an oversized waterfall island, each bedroom with its own ensuite, a primary suite with vaulted ceilings and spa-like STEAM SHOWER, a glass-walled gym and wet bar...all just minutes from downtown and steps from schools, parks, and 17th Ave! This home makes an impression. Its stately architecture and dramatic windows rise tall, blending timeless design with modern detail. The thoughtful layout begins in the foyer, where a built-in closet and bench keep everything organized. Just off the entry is a bright den, perfect for a home office or library, with a set of mullion windows framing the space. The contemporary powder room is nicely tucked next to the den, perfect for guests or clients. The main living area is all about openness and connection. At the heart is the kitchen, anchored by an oversized island with waterfall counters and bar seating. A wall of pantry storage, built-in cooktop, and seamless cabinetry make this space both high-function and beautifully designed. The dining area flows into the great room, where a GAS FIREPLACE adds warmth, and 4-panel sliding glass doors lead to the deck, perfect for extending your space outdoors. Upstairs, every bedroom has the comfort of its own ensuite. Two secondary bedrooms include a walk-in or built-in closet, offering ample storage. The laundry room sits between, complete with a sink and upper cabinets to keep chores easy and tucked away. The primary suite is a true retreat. VAULTED CEILINGS create a dramatic feel, while a BUILT-IN WARDROBE closet keeps everything streamlined along with the large walk-in closet. The ensuite delivers spa-level luxury with a STEAM SHOWER, freestanding tub, and dual vanities. The lower level enjoys a spacious rec room, complemented by a WE...

Primary Bedroom 16.00 Ft x 13.08 Ft

Other 8.67 Ft x 8.58 Ft

Bedroom 12.42 Ft x 10.17 Ft

Bedroom 11.00 Ft x 10.08 Ft

Laundry room 8.50 Ft x 7.83 Ft

5pc Bathroom Measurements not available

3pc Bathroom Measurements not available

3pc Bathroom Measurements not available

Bedroom 12.08 Ft x 10.50 Ft

Recreational, Games room 22.17 Ft x 14.50 Ft

Storage 6.42 Ft x 3.08 Ft

Furnace 7.33 Ft x 6.50 Ft

4pc Bathroom Measurements not available

Living room 16.00 Ft x 13.92 Ft

Kitchen 20.33 Ft x 9.00 Ft

Den 9.92 Ft x 8.92 Ft

Dining room 10.00 Ft x 9.00 Ft

2pc Bathroom Measurements not available

Listing Presented By:



Originally Listed by:
RE/MAX House of Real Estate

<https://innercityinfills.ca/>



Real Estate Professionals Inc.

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

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

