



## 211 33 Avenue Calgary Alberta

\$3,680,800

Stunning contemporary masterpiece w/unobstructed & breathtaking city views to the north and a south backyard are a rare combination. This extraordinary 4 bed, 4 bath custom home is situated on one of the most sought after exclusive streets in Calgary. A rare opportunity to be perched high on the ridge at the end of a quiet cul-de-sac on a large 5985 sqft lot overlooking downtown & natural green space, minutes from downtown. Built for entertaining & showcasing the spectacular views, this home offers over 4600 square feet with tons of natural light that streams throughout the entire home through the floor-to-ceiling windows. The open floor plan, soaring ceilings, expansive living and dining areas, gas fireplace and butler's pantry (perfect for parties) complete the spacious and bright main level. The chef's kitchen boasts professional stainless steel appliances, a spacious island with counter seating and a breakfast nook with built-in salt water fish tank. Sliding doors off the breakfast nook and butler's pantry give way to a covered porch that overlooks the north view and south yard, extending the living/entertaining space in all 4 seasons. The incredible upper level is where you'll find the master retreat complete w/separate sitting room leading to a private balcony; 2 additional spacious bedrooms with a full bath, bedroom on this level can be used as an office. The master retreat offers stunning downtown views, dream closet and a spa-like ensuite with 2 sinks, steam shower & soaker tub. The fully finished walk-out basement with its high ceilings and generous windows expand the home to over 4600 sqft of gracious living, including 1 additional bedroom w/full bath, theatre room, climate controlled wine cellar, gym/games room w/cork floor, mudroom with copious amounts of storage and indoor spa. Start or end your day on the garage rooftop patio admiring the beautiful...

Bedroom 3.71 M x 3.43 M

Media 7.29 M x 4.22 M

Recreational, Games room 4.93 M x 4.72 M

Wine Cellar 3.33 M x 2.62 M

Sunroom 3.76 M x 2.64 M

Other 3.15 M x 2.31 M

Dining room 4.37 M x 3.99 M

Living room 8.51 M x 5.01 M

Foyer 3.94 M x 2.90 M

Other 3.33 M x 2.52 M

2pc Bathroom 1.65 M x 1.63 M

Primary Bedroom 5.44 M x 5.36 M

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

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3pc Bathroom 2.72 M x 1.68 M

Kitchen 4.34 M x 4.06 M

Breakfast 3.79 M x 3.28 M

Pantry 4.29 M x 1.91 M

Bedroom 4.98 M x 3.30 M

Bedroom 3.76 M x 2.67 M

Study 4.47 M x 4.44 M