



## 2122 29 Avenue Calgary Alberta

\$2,499,900

OPEN HOUSE SUNDAY JULY 5TH FROM 11AM-1PM. Located in the heart of Richmond, this exquisite, brand new 3+1 bedroom home is situated on a 33'x125' lot & exudes the epitome of luxury, offering over 4500 sq ft of developed living space. The open, airy main level presents engineered hardwood floors, lofty ceilings & chic light fixtures, showcasing a grand foyer with floor to ceiling Rift cut oak cabinets & textured feature wall that leads to a kitchen that's impeccably finished with chamomile butter quartz counter tops, large island/eating bar, fluted cabinets with spice drawers, corrugated tile backsplash, convenient pot filler & stainless steel appliance package. A walk-in butler pantry with extra utility sink & extra storage that's perfect for storing small appliances is an added convenience. The spacious dining area with built-in hutch & 2 paneled beverage fridges, provides ample space to host family & friends. The living room is anchored by a feature fireplace & wainscoted feature wall. Completing the main level, is a handy mudroom with hexagon tile floors, built-in cabinets & hooks plus a 2 piece powder room. An elegant open riser staircase with glass inserts leads to the second level that hosts 3 bedrooms, a 5 piece main bath & laundry room with sink, lots of storage & hanging racks. The primary retreat is a true private oasis, featuring a sitting area with cozy double sided fireplace, to-die-for walk-in closet with laundry room access & zen-like 6 piece ensuite with heated floors, large vanity with dual sinks, relaxing freestanding soaker tub & rejuvenating steam shower. A third level loft with magnificent feature wall, wet bar & access to north & south decks with UNPARALLELED CITY, DOWNTOWN & MOUNTAIN VIEWS is the ideal space for entertaining. A den/study area & 2 piece powder room are the finishing touches to the third level. Basement development includes a la...

Loft 15.58 Ft x 20.92 Ft

Study 8.00 Ft x 10.83 Ft

2pc Bathroom .00 Ft x .00 Ft

Family room 15.33 Ft x 23.33 Ft

Exercise room 11.17 Ft x 10.83 Ft

Furnace 10.92 Ft x 16.50 Ft

Kitchen 11.67 Ft x 17.75 Ft

Dining room 14.00 Ft x 18.00 Ft

Pantry 9.33 Ft x 6.50 Ft

Living room 16.00 Ft x 17.00 Ft

Foyer 11.17 Ft x 10.08 Ft

Other 5.42 Ft x 8.08 Ft

a

Listing Presented By:



Originally Listed by:  
RE/MAX First

<http://www.tanyaeklundgroup.ca/>



**Real Estate Professionals Inc.**

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

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

Wine Cellar 6.83 Ft x 8.50 Ft  
Storage 6.17 Ft x 6.83 Ft  
Bedroom 11.25 Ft x 12.00 Ft  
4pc Bathroom .00 Ft x .00 Ft

2pc Bathroom .00 Ft x .00 Ft  
Laundry room 10.50 Ft x 7.83 Ft  
Primary Bedroom 16.58 Ft x 16.17 Ft