



## 220 Parkvista Crescent Calgary Alberta

\$1,379,000

RARE PARKLAND RIDGE HOME FACING FISH CREEK PARK Nestled on one of the most coveted streets in Parkland, this remarkable home offers a once-in-a-lifetime opportunity to live directly across from Fish Creek Park. Homes in this location RARELY COME TO MARKET, and it's easy to see why. From the moment you arrive, you'll feel the undeniable charm of this executive two-story home, set against a stunning backdrop of mature trees, lush greenery, and breathtaking park views. With over 3,000sf of beautifully developed living space, this home has been meticulously maintained and thoughtfully updated, blending modern comfort with the serenity of nature. Step inside to a bright and airy living space, where an oversized picture window floods the home with natural light, creating the perfect spot to sip your morning coffee as you watch the SUNRISE GLOW OVER FISH CREEK PARK. Beyond the inviting entryway, the spacious living and dining rooms seamlessly transition into a MODERN DREAM KITCHEN, designed to bring people together. This stunning space features professional-grade appliances, marble countertops, and an oversized island with a prep sink and additional seating, making it the heart of the home. Whether you're cooking a family meal or hosting a dinner party, this space was designed for connection and conversation. The adjoining family room is a cozy retreat, centered around a grand stone wood-burning fireplace and framed by a custom wall of cabinetry with soft accent lighting. Large sliding glass doors open to a private backyard oasis, where a designer patio with a gas hookup awaits summer barbecues and quiet evenings under the stars. A dedicated office/den offers the perfect work-from-home setup, while a CUSTOM-DESIGNED MUDROOM AND LAUNDRY ROOM keep everything organized. A stylish two-piece bathroom with marble countertops completes the main level. Ascend to the upper level, where t...

3pc Bathroom 8.00 Ft x 9.25 Ft

5pc Bathroom 7.67 Ft x 7.42 Ft

Bedroom 11.75 Ft x 9.92 Ft

Bedroom 9.67 Ft x 13.25 Ft

Primary Bedroom 15.50 Ft x 12.92 Ft

2pc Bathroom 4.50 Ft x 5.17 Ft

Dining room 10.25 Ft x 13.67 Ft

Family room 24.17 Ft x 11.75 Ft

Foyer 6.42 Ft x 14.50 Ft

Kitchen 17.42 Ft x 15.08 Ft

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Listing Presented By:



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3pc Bathroom 6.67 Ft x 9.50 Ft

Bedroom 8.42 Ft x 16.50 Ft

Recreational, Games room 19.33 Ft x 12.00 Ft

Furnace 7.17 Ft x 15.67 Ft

Laundry room 13.75 Ft x 11.08 Ft

Living room 21.42 Ft x 17.00 Ft

Office 9.92 Ft x 10.08 Ft