



# 2307 16A Street Calgary Alberta

\$1,425,000

Undeniably one of the best downtown views of our vibrant city core! This luxurious, brand new, single family home is breathtaking and this local builder has hit it out of the park once again. The ultimate elevated lifestyle begins here...with over 3,200 SF of developed living space, designer finishes that are ahead of the curve, 10 ft ceilings, spacious open concept floor plan, 5 bedrooms (one setup as a fitness room), a upper bonus flex room, 4.5 baths, 3 fireplaces, steam shower, soaker tub, a walkout basement, multiple decks, low maintenance outdoor spaces with incredible views and so much more! No lawns to mow and ideal lock-and-go property for the busy professional and traveler. Less than 10 minute walk to 17th Ave., the city's best dining, shopping and entertainment district. Don't forget to check out our interactive video tour to view this stunning home.

Schedule your private, in person showing today! (id:6769)

- 5pc Bathroom 6.58 Ft x 10.92 Ft
- 5pc Bathroom 9.67 Ft x 13.17 Ft
- Bedroom 9.67 Ft x 15.08 Ft
- Bedroom 9.83 Ft x 13.08 Ft
- Laundry room 6.33 Ft x 5.92 Ft
- Bonus Room 9.00 Ft x 7.75 Ft
- Primary Bedroom 15.92 Ft x 11.83 Ft
- Other 6.08 Ft x 9.00 Ft
- 5pc Bathroom 10.50 Ft x 10.08 Ft

- Bedroom 10.67 Ft x 10.33 Ft
- Bedroom 11.17 Ft x 14.08 Ft
- Recreational, Games room 14.50 Ft x 14.83 Ft
- Furnace 6.58 Ft x 8.83 Ft
- 2pc Bathroom 3.42 Ft x 7.50 Ft
- Dining room 15.83 Ft x 12.75 Ft
- Kitchen 17.92 Ft x 40.42 Ft
- Living room 16.00 Ft x 15.67 Ft

Listing Presented By:



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RE/MAX FIRST

<http://www.attractmore.ca>



**Real Estate Professionals Inc.**

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