



4625 84 Street Calgary Alberta

\$945,000

I'm excited to present this brand-new, move-in ready luxury infill with double garage and situated on an oversized 123' deep lot located on a very quiet street in West Bowness. This property boasts elevated design and incredible functionality, featuring a legal 2-bedroom basement suite (subject to city approvals), a convenient front den/office on the main floor and a sunny southwest exposed backyard. Every detail was thoughtfully selected, from the wide-plank modern floors to the curated lighting and premium finishes throughout. Step inside to a bright, open-concept main floor with 10' ceilings, oversized windows and neutral tones that create an airy, inviting vibe. The large front den/office is perfect for anyone who works from home, which flows seamlessly into a designer kitchen featuring modern shaker style cabinetry next to warm wood-toned accent pieces paired with a beautiful feature wall, quartz countertops, matte black hardware, a full-height herringbone backsplash, under cabinet lighting, and a perfect-sized center island with bar seating with more natural wood tones, bringing everything together beautifully. The upgraded stainless steel appliance package includes a fridge with french doors, bottom freezer plus ice / water dispenser on the outside, a gas cooktop with stylish hoodfan, and a thoughtfully placed wall oven and microwave. The well-lit, spacious living room features additional built-in shelving and cabinetry plus a cozy gas fireplace with tile surround and custom mantle, and which leads you out to the rear west facing yard, perfect for end of the day BBQ's and lounging in the sun. A mudroom with built-ins including bench seating and a sleek powder room that comes with tile flooring, a back-lit mirror and under vanity lighting complete the mainfloor. Upstairs contains the three large bedrooms, including the primary bedroom which is a true retreat...

Family room 16.25 Ft x 10.25 Ft

Kitchen 9.92 Ft x 8.58 Ft

Bedroom 10.00 Ft x 8.67 Ft

Bedroom 11.17 Ft x 9.92 Ft

4pc Bathroom 9.92 Ft x 5.00 Ft

Furnace 8.92 Ft x 8.42 Ft

Den 9.75 Ft x 9.42 Ft

2pc Bathroom 5.00 Ft x 5.00 Ft

Primary Bedroom 14.92 Ft x 13.42 Ft

Other 13.00 Ft x 6.75 Ft

5pc Bathroom 11.08 Ft x 10.00 Ft

Bedroom 11.42 Ft x 9.83 Ft

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Listing Presented By:



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RE/MAX House of Real Estate

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



Real Estate Professionals Inc.

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

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

Living room/Dining room 19.58 Ft x 12.67 Ft

Kitchen 16.17 Ft x 13.17 Ft

Foyer 9.50 Ft x 8.83 Ft

Other 10.25 Ft x 5.00 Ft

Bedroom 11.42 Ft x 10.00 Ft

Laundry room 5.92 Ft x 5.25 Ft

4pc Bathroom 8.42 Ft x 5.92 Ft