



## 5105 4 Street Calgary Alberta

\$949,000

OPEN HOUSE SAT/ SUN March 24/25TH 12:00-2:30pm This contemporary flat top home was custom built for an upscale lifestyle. From the large front foyer entry, dining/flex room with view to the open concept area, you see a gorgeous kitchen with elegant self-closing white cabinets, accented with stainless steel upscale G.E Cafe brand appliances, gas stove, granite counter tops & huge island, mocca stained drawers & cabinets. Finishings include exquisite ceramic tile, maple cabinets, granite counters, hardwood floors, high grade carpet and decor style lighting. The main floor boasts a great room with large windows, maple hardwood floors, and a large hearth gas fireplace with mantle. A decorative stone patio and a SOUTH FACING BACKYARD, expands space for dining and entertaining. From the kitchen area, you have the staircase that opens up to the floors above, streaming with natural light from the large skylight on the top floor. Upstairs hosts a large master bedroom with walk-in closet and a large en-suite bathroom including oversized shower (roughed in for steam shower) and large deep soaker tub. Down the hall is a separate laundry room, two other bedrooms with large closets & full bathroom. On the third level you can retreat to a bonus room surrounded by windows that can serve as an office, rec room or 4th bedroom. Double French doors lead to a 197 Sq. ft. private deck, providing PHENOMENAL views of DOWNTOWN and of both the SUNSET and SUNRISE. The basement level is well designed with durable vinyl floors, a 4th bedroom and full bath. The central area has roughed in plumbing for the installation of a wet bar. Two high efficiency furnaces with air conditioning (one new in 2025) are located in a separate room with ample storage for bikes, boxes etc. Ideally located close to schools like Elboya's Grades K-9 Elementary / Junior High School, this home is only a few blocks away ...

Den 7.25 Ft x 9.50 Ft

Recreational, Games room 24.17 Ft x 12.25 Ft

4pc Bathroom Measurements not available

Bedroom 12.17 Ft x 11.58 Ft

Storage Measurements not available

Dining room 13.92 Ft x 11.67 Ft

Primary Bedroom 13.67 Ft x 15.83 Ft

Bedroom 11.33 Ft x 9.83 Ft

Bedroom 9.83 Ft x 10.58 Ft

Laundry room 5.58 Ft x 8.75 Ft

4pc Bathroom Measurements not available

5pc Bathroom Measurements not available

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

Listing Presented By:



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2pc Bathroom .00 Ft x .00 Ft

Kitchen 9.00 Ft x 13.58 Ft

Living room 16.67 Ft x 14.25 Ft

Other 3.08 Ft x 9.42 Ft

Family room 13.92 Ft x 7.58 Ft

Den 7.25 Ft x 9.50 Ft

Other 9.17 Ft x 5.50 Ft