



724 25 Avenue Calgary Alberta

\$1,198,000

DESIGN + LOCATION + LUXURY | Are you ready to elevate your living experience? Introducing The Prestige, an award-winning home that recently won the 2024 Cube Award, solidifying its place as a masterpiece and a testament to its unparalleled design and craftsmanship. This stunning semi-detached residence in the heart of Mount Pleasant is truly a dream come true! Just steps away from Confederation Park, this property is nestled on a quiet, tree-lined street in the prestigious community of Mount Pleasant. Designed by Midnight Design Studio and brought to life by Exquisite Homes, this masterpiece is unapologetically modern, boasting over 3,200 sq. ft. of luxurious living space. From the sleek architectural design to the flawless high-end finishes, no detail has been overlooked. Highlights of this home include a unique loft space, perfect for entertaining, with a dry bar, a 2-piece bathroom, and jaw-dropping views of the city skyline and Confederation Park. The Montigo DRL60 linear gas fireplace takes center stage in the living room, framed by a dramatic Venetian plaster feature wall. Durabuilt triple-pane windows increase energy efficiency and mitigate heat loss effectively. The chef's kitchen is a true showstopper, featuring built-in Dacor appliances, a gas range, quartz waterfall countertops, slim shaker plywood cabinets extending to the ceiling, and a quartz backsplash that exudes sophistication. Designer fixtures and glamorous finishes are everywhere, from luxury black fixtures with striking gold accents to decorative lighting that makes every corner glow. White oak railings highlight the premium feel of the home. The primary ensuite is a haven of relaxation, with heated floors and magazine-worthy Schluter system tile work. The primary bedroom doesn't disappoint either, boasting a custom feature wall and two separate his-and-her walk-in closets, creating a chic ambian...

Primary Bedroom 14.67 Ft x 11.83 Ft

5pc Bathroom 10.58 Ft x 13.33 Ft

Bedroom 14.75 Ft x 14.33 Ft

4pc Bathroom 4.92 Ft x 8.42 Ft

Laundry room 6.92 Ft x 4.75 Ft

Loft 20.00 Ft x 27.33 Ft

3pc Bathroom 6.67 Ft x 11.25 Ft

Furnace 5.33 Ft x 10.92 Ft

Living room 14.58 Ft x 10.42 Ft

Kitchen 15.33 Ft x 15.83 Ft

Dining room 16.00 Ft x 6.67 Ft

Family room 14.33 Ft x 9.50 Ft

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Listing Presented By:



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2pc Bathroom	4.92 Ft x 5.50 Ft	Other	4.92 Ft x 10.17 Ft
Recreational, Games room	18.67 Ft x 29.25 Ft	2pc Bathroom	5.25 Ft x 5.58 Ft
Bedroom	11.17 Ft x 11.42 Ft		