



## 819 Lake Placid Drive Calgary Alberta

\$4,688,000

Lake Bonaventure may still be one of Calgary's best kept secrets. This privately owned lake offers access to only 143 homes, & presents you with one of the most exclusive opportunities you will find in Calgary. 819 Lake Placid Drive offers you a once in a lifetime opportunity to secure what is without a doubt one of the most desirable homes & lots on this lake. At a depth of 200 feet, this is one of the longer lots on this lake which results in an expansive, west facing lake exposure. Take a tour on the lake at sunset, & you'll find that this is one of the last homes that the sun will touch in evening. Truly magnificent. Lake Bonaventure is a private, inner city sanctuary which is carefully maintained by its owners. This environment is pristine due to its exclusive nature & limited use by just 143 homes. From the quality of the water, the upkeep of the island & the stunning homes that surround it, this is an inner city jewel with a very limited number of opportunities to live here. Exclusive, lakefront exposures are available to only 69 of the 143 homes. Launch your boat, or cast a line into the lake which is restocked every year with trout. Head out to the private island to enjoy a picnic, lovely waterfalls & scenic lookout points. In the winter owners will shovel out several rinks for hockey. A path around the lake is also great for skating. This is like living in an inner city home & cottage. As a bonus, your sidewalk is shovelled as a part of your H.O.A. fee. It's not hard to sell a prospective buyer on this exclusive merits of this lake, & certainly the quality of this home adds to this incredible opportunity. As an owner on Lake Bonaventure, you get exclusive use & still have privileges to the other resident lake, Lake Bonavista. This home is so special & was beautifully renovated & maintained by the existing owner. When renovated, this home basically functio...

Recreational, Games room 21.50 Ft x 17.83 Ft

Media 19.83 Ft x 23.00 Ft

Furnace 15.42 Ft x 9.83 Ft

Exercise room 15.58 Ft x 9.58 Ft

Bedroom 10.67 Ft x 14.67 Ft

Bedroom 14.42 Ft x 16.00 Ft

Other 10.92 Ft x 11.33 Ft

Dining room 15.58 Ft x 27.25 Ft

Kitchen 20.67 Ft x 25.00 Ft

Other 14.50 Ft x 6.17 Ft

Laundry room 8.67 Ft x 6.42 Ft

Office 15.08 Ft x 24.83 Ft

2pc Bathroom Measurements not available

Primary Bedroom 20.58 Ft x 24.25 Ft

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

Listing Presented By:



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**3pc Bathroom** Measurements not available

**Foyer** 20.58 Ft x 9.17 Ft

**Living room** 21.33 Ft x 31.08 Ft

**Bedroom** 15.42 Ft x 17.42 Ft

**Bedroom** 15.50 Ft x 18.25 Ft