



1012 70 Avenue Calgary Alberta

\$1,679,900

OPEN HOUSE SUNDAY JAN 25th 2pm-4pm Welcome to 1012 70 Avenue SW, an exceptional opportunity in the highly sought-after community of Kelvin Grove. Situated on a quiet, tree-lined street directly across from a green space, this stunning, fully renovated home perfectly blends modern luxury with timeless appeal. Meticulously redesigned from top to bottom, this two-storey residence offers over 2,500 sq ft of developed living space, featuring 5 spacious bedrooms and 4 full bathrooms, including a private and luxurious primary retreat. The thoughtfully designed layout provides open-concept living while still offering ample space for privacy and versatility--ideal for families and entertaining alike. No expense was spared, with all new electrical and plumbing systems providing comfort and peace of mind. Large new windows flood the home with natural light, highlighting the gleaming hardwood floors, premium finishes throughout, and a chef-inspired kitchen equipped with high-end appliances--sure to impress even the most discerning buyer. Step outside to your expansive, secluded backyard spanning over 7,500 sq ft, complete with mature landscaping and west exposure, perfect for summer barbecues, gardening, or relaxing in complete privacy. Kelvin Grove is known for its serene, family-friendly atmosphere, mature trees, abundant green space, and strong sense of community. Enjoy access to a brand-new community centre with updated tennis and pickleball courts, as well as walking distance to some of SW Calgary's top schools, Heritage Park, and the Glenmore Reservoir pathway system. This central location offers easy access to work, shopping, services, and major amenities--while maintaining a quiet residential feel. (id:6769)

Primary Bedroom 15.00 Ft x 15.00 Ft
Bedroom 9.58 Ft x 10.58 Ft
Bedroom 13.00 Ft x 9.92 Ft
4pc Bathroom 4.92 Ft x 7.92 Ft
4pc Bathroom 9.08 Ft x 7.92 Ft
4pc Bathroom 7.92 Ft x 4.92 Ft
Bedroom 11.17 Ft x 12.58 Ft

Storage 13.00 Ft x 28.50 Ft
Living room 18.50 Ft x 23.67 Ft
Dining room 12.33 Ft x 11.67 Ft
Kitchen 13.67 Ft x 12.08 Ft
Foyer 6.83 Ft x 10.92 Ft
Family room 17.42 Ft x 17.58 Ft
Bedroom 13.25 Ft x 10.08 Ft

Listing Presented By:



Originally Listed by:
RE/MAX Realty Professionals

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Recreational, Games room 14.50 Ft x 17.08 Ft 3pc Bathroom 10.08 Ft x 5.50 Ft

Storage 12.67 Ft x 27.75 Ft