



1108 Bellevue Avenue Calgary Alberta

\$2,299,000

Step inside a home where everyday life feels extraordinary. Inspired by the romance and warmth of a Tuscan villa, this custom-built estate offers over 4,600 square feet of beautifully curated living space across four levels -- each one designed for connection, retreat, and unforgettable moments. Nestled in vibrant Ramsay, you can stroll to river pathways, parks, the Stampede Grounds, or downtown Calgary, then return home to your own private sanctuary in the city. Arrival is an experience in itself. Cast iron stairs lead to a full-width porch and a charming alcove entrance, where a secure gated entry welcomes you with a sense of privacy and grace. Inside, the heart of the home unfolds. The chef's kitchen -- anchored by premium appliances, a generous island, built-in pantry, and sunlit breakfast nook -- invites slow mornings and lively evenings. The dining area captures breathtaking city views, setting the stage for unforgettable dinners. Just a few steps down, the mezzanine living room glows with warmth from a wood-burning fireplace crowned by a striking bronze hood. Doors open to a heated deck with adjustable louvres -- a seamless indoor-outdoor space designed for Calgary's ever-changing seasons. The entire top floor is a retreat unlike any other. Your private primary sanctuary includes panoramic skyline views, a balcony for quiet mornings, a two-sided fireplace, cozy reading nook, dedicated office space, and a spa-inspired ensuite complete with steam shower and heated bench. It's a space designed not just for rest, but for restoration. On the lower level, two private bedrooms with their own ensuites offer comfort and independence for family or guests. Downstairs, the fully developed walkout basement transforms entertaining into an art form -- featuring a wet bar, gated wine cellar and tasting room, and a spacious recreation area that opens to a terraced courtyard. Outs...

- Office 6.92 Ft x 13.17 Ft
- Other 8.58 Ft x 10.75 Ft
- 6pc Bathroom 10.75 Ft x 13.42 Ft
- Laundry room 4.08 Ft x 10.58 Ft
- Primary Bedroom 14.00 Ft x 14.00 Ft
- Other 3.50 Ft x 9.50 Ft

- Laundry room 12.50 Ft x 5.25 Ft
- Bedroom 12.42 Ft x 13.75 Ft
- 4pc Bathroom 6.25 Ft x 8.58 Ft
- 4pc Bathroom 8.58 Ft x 6.33 Ft
- Other 5.75 Ft x 4.83 Ft
- 3pc Bathroom 9.92 Ft x 7.92 Ft

Listing Presented By:



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Other 13.58 Ft x 10.50 Ft

Other 5.00 Ft x 2.00 Ft

Furnace 6.83 Ft x 10.00 Ft

Other 10.08 Ft x 5.58 Ft

Exercise room 20.58 Ft x 21.17 Ft

Recreational, Games room 28.25 Ft x 21.92 Ft

Other 9.75 Ft x 15.00 Ft