



116 34A Street Calgary Alberta

\$1,399,900

Welcome to this exceptional detached 3-storey executive infill in Parkdale's prestigious Golden Triangle, located just steps from the Bow River. Featuring 4 bedrooms, 4.5 bathrooms, and an ICF foundation. This executive home offers nearly 3,500 sq. ft. of beautifully designed living space with modern craftsmanship and timeless appeal. From the moment you arrive, mature landscaping and west-facing windows create stunning curb appeal while filling the home with natural light. Inside, soaring vaulted ceilings, glass and stainless-steel accents, and sleek contemporary millwork define the open, airy feel. The grand foyer opens to the second floor, showcasing a striking open-riser staircase with glass railing and a feature wall. White oak hardwood floors flow throughout the main level, leading into your custom chef's kitchen. This impressive kitchen features sleek custom cabinetry, modern lighting, upgraded stainless-steel appliances, and a quartz waterfall island. The spacious dining area connects seamlessly to the living room, where oversized windows and a cozy gas fireplace provide the perfect space for entertaining or relaxing with family and friends. A bright main-floor office features a sliding barn door and a west-facing glass wall, making it ideal for a home office. Upstairs, the second-floor living space offers a sun-soaked loft with a gas fireplace and a multipurpose study nook. The second floor features two large bedrooms, each with double closets; the back bedroom has a private 4-piece ensuite, a massive laundry room, a 4-piece main bath, and a clever storage nook. The third floor is fully dedicated to the luxurious primary suite, a secluded retreat that will soon become your sanctuary space. This level provides large windows, a walk-through closet with custom built-ins, and a spa-inspired 5-piece ensuite featuring dual under-mount sinks, quartz counters, a f...

- 5pc Bathroom 9.58 Ft x 11.92 Ft
- Primary Bedroom 13.50 Ft x 18.00 Ft
- Other 9.50 Ft x 5.83 Ft
- 4pc Bathroom 4.83 Ft x 9.83 Ft
- Bedroom 10.25 Ft x 13.42 Ft
- Recreational, Games room 19.92 Ft x 20.83 Ft

- Kitchen 9.25 Ft x 16.92 Ft
- Living room 14.92 Ft x 13.42 Ft
- Office 9.75 Ft x 11.33 Ft
- 3pc Bathroom 5.58 Ft x 9.50 Ft
- 4pc Bathroom 6.25 Ft x 9.08 Ft
- Bedroom 11.58 Ft x 10.92 Ft

Listing Presented By:



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RE/MAX Realty Professionals

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RE/MAX Realty Professionals

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Storage 6.17 Ft x 6.33 Ft

Furnace 13.83 Ft x 12.50 Ft

2pc Bathroom 7.50 Ft x 5.67 Ft

Dining room 11.67 Ft x 15.50 Ft

Bedroom 14.92 Ft x 10.92 Ft

Family room 22.67 Ft x 15.67 Ft

Laundry room 11.58 Ft x 6.58 Ft