

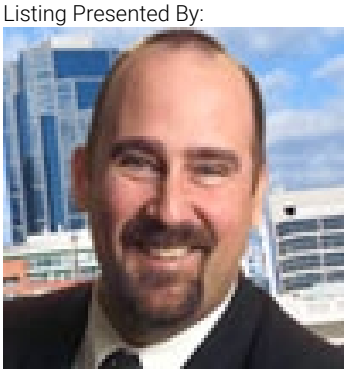
1240 Lake Sundance Crescent Calgary Alberta

$949,900

Welcome to LAKE BONAVISTA & a home full of custom craftsmanship at 1240 Lake Sundance Crescent. This 4 level split offers 3 bedrooms upstairs, a home office & family room on the third level, & separate spaces to gather, work & unwind. Custom woodwork, crown mouldings & 5 handmade glass panel doors bring character throughout, while solid white oak flooring with contrasting accent strips creates a distinctive finish in the living & dining areas. Slate at the front & rear entrances provides a practical welcome. The kitchen features granite counters, a full glass panel backsplash & a uniquely shaped granite island with a custom wine rack, electrical outlets, externally vented fan & a foot operated vacuum inlet. Pendant lights, illuminated display cabinets, under cabinet & kickboard lighting add warmth & function. A large pantry with lacquered shelving & custom maple Modern Shaker doors throughout and an adjustable exterior kitchen window shade. The adjoining dining area offers a welcoming setting for family meals & entertaining. Upstairs, 3 bedrooms feature built in lacquered closet shelving. The upper bathroom includes a steam shower with a new Grohe pressure balanced valve system, heated flooring, granite counters & custom cabinetry. Matching travertine floor tiles & custom wall tiles, ceiling heat lamps connect the design of both bathrooms. The lower bathroom adds a 2 speed jetted soaker tub, heated flooring & a built in urinal. On the third level, the office & family room offer flexibility for working from home or relaxing, with a gas started fireplace framed by a custom granite mantel. NEW CARPET has just been installed in the basement. A wine cellar/pantry with custom shelving & a separate cold room provide excellent garden storage. Air conditioning, a tankless water heater, built in vacuum & whole home Cat5 & cable wiring add everyday convenience. The office f...

Family room 18.58 Ft x 12.67 Ft
Office 9.75 Ft x 12.75 Ft
5pc Bathroom Measurements not available
Recreational, Games room 19.17 Ft x 22.17 Ft
Furnace 6.83 Ft x 7.00 Ft
Laundry room 10.92 Ft x 10.25 Ft
Kitchen 13.17 Ft x 13.50 Ft
Dining room 9.17 Ft x 9.33 Ft
Primary Bedroom 13.17 Ft x 13.25 Ft
Bedroom 9.08 Ft x 11.92 Ft
Bedroom 9.17 Ft x 11.92 Ft
3pc Bathroom Measurements not available

Listing Presented By:



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Living room 19.67 Ft x 15.50 Ft