

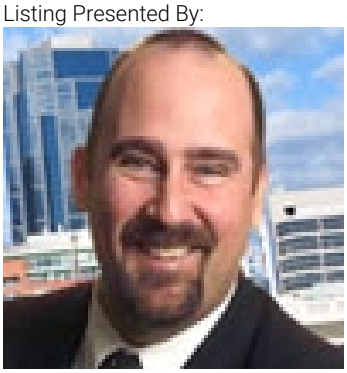
1308 Montreal Avenue Calgary Alberta

$6,100,000

Welcome to Montreal House, an award-winning architectural landmark in the heart of Calgary's prestigious Mount Royal community, designed by internationally acclaimed architect Jeremy Sturgess. More than a home, this residence was thoughtfully envisioned as a place where family and friends naturally come together, where architecture fosters connection, conversation, and shared experiences.Situated on a quiet, tree-lined street, Montreal House offers over 5,700 sq. ft. of living space, including more than 4,000 sq. ft. above grade, five bedrooms, and a triple attached garage with ceiling height designed to accommodate a vehicle lift. Just moments from the Glencoe Club, top-rated schools, river pathways, and the shops and restaurants of 4th Street and Uptown 17th Avenue, the location offers a rare balance of privacy, community, and inner-city convenience. At the heart of the home, expansive open-concept living spaces and soaring double-height ceilings were intentionally designed to keep family and guests connected. Walls of glass blur the line between indoors and out, while carefully framed views flood the home with natural light. Extensive custom millwork provides exceptional storage throughout while reinforcing the home's refined architectural aesthetic. The striking exterior combines Corten steel and Kayu Batu wood, materials selected to age beautifully over time. A dramatic 25-foot sculptural steel fireplace anchors both the interior and exterior living spaces, while 18 cantilevered glulam beams provide shade, architectural rhythm, and a strong visual connection to the western garden. A discreet solar energy system further complements the home's forward-thinking design and long-term efficiency.Modern living is elevated by a fully integrated Savant home automation system, placing security, lighting, motorized window coverings, and audio/visual systems at your finge...

3pc Bathroom 13.00 Ft x 5.75 Ft
Other 6.75 Ft x 9.92 Ft
Bedroom 12.25 Ft x 14.17 Ft
Storage 4.08 Ft x 6.75 Ft
Exercise room 13.42 Ft x 21.67 Ft
Bedroom 11.58 Ft x 15.17 Ft
Kitchen 20.92 Ft x 36.83 Ft
Living room 20.75 Ft x 34.08 Ft
Office 14.17 Ft x 20.92 Ft
4pc Bathroom 10.58 Ft x 16.83 Ft
5pc Bathroom 10.25 Ft x 21.67 Ft
Bedroom 14.50 Ft x 9.42 Ft

Listing Presented By:



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RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca

Recreational, Games room 16.75 Ft x 34.17 Ft

2pc Bathroom 5.67 Ft x 8.25 Ft

Dining room 20.25 Ft x 14.33 Ft

Foyer 4.83 Ft x 12.42 Ft

Bedroom 14.50 Ft x 9.42 Ft

Laundry room 12.58 Ft x 5.33 Ft

Primary Bedroom 19.58 Ft x 14.42 Ft