



# 133 Versant Rise Calgary Alberta

\$754,900

YOU'VE DONE ENOUGH MAKING-DO. IT'S TIME FOR A HOME THAT FINALLY MEETS YOU AT YOUR LEVEL. This Gabriel model from Homes by Avi was built for people who are done compromising--on storage, flow, and the way a home should support real life. The main floor begins with a mudroom that connects directly to a WALK-THROUGH PANTRY, because groceries shouldn't require a logistics plan. The kitchen delivers: 50" UPPERS, a chimney hoodfan, a BUILT-IN WALL OVEN, a GAS COOKTOP with griddle, and a flush island with a BREAKFAST BAR that actually seats people. QUARTZ COUNTERTOPS with a soft white marble look and subtle veining pair with creamy light wall tile and matte-black hardware for a finish that feels elevated without trying too hard. The dining area is built for loud holidays and full tables, while the great room anchors the space with a FIREPLACE FRAMED IN TILE WITH A CLASSIC MANTLE and full-height presence. With QUICK POSSESSION available, this could be the year you stop squeezing celebrations into a home that's outgrown you. Upstairs, a CENTRAL BONUS ROOM creates breathing room between the primary and secondary bedrooms. Both secondary bedrooms include walk-in closets--a small detail that makes everyday life easier. The primary offers a generous WALK-IN CLOSET and a five-piece ensuite with a SOAKER TUB and TILE-AND-GLASS SHOWER. There's also a true UPSTAIRS OFFICE with a door you can close, plus a WALK-IN LAUNDRY ROOM with space to sort, fold, and keep life from spilling into the hallway. Downstairs, the WALKOUT BASEMENT gives you room to grow, with a LOWER-LEVEL ENTRY stepping directly out to the backyard beneath the raised deck above. And that RAISED DECK? It extends your dining space outward and lifts you high enough for BETTER VIEWS and clear sightlines across the yard--perfect for summer evenings, morning coffee, or keeping an eye on what's happening below. Located in Vermil...

Other Measurements not available

2pc Bathroom Measurements not available

Other Measurements not available

Pantry Measurements not available

Other 13.50 Ft x 10.00 Ft

3pc Bathroom Measurements not available

Bedroom 10.00 Ft x 12.00 Ft

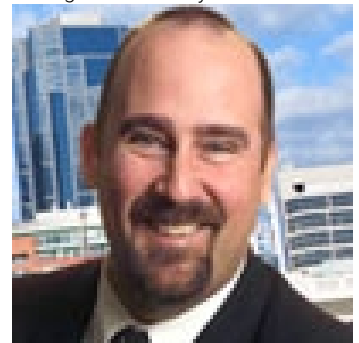
Other Measurements not available

Bedroom 9.50 Ft x 10.67 Ft

Other Measurements not available

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Listing Presented By:



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Other 11.00 Ft x 10.00 Ft

Great room 16.00 Ft x 13.00 Ft

Bonus Room 13.00 Ft x 13.33 Ft

Laundry room Measurements not available

Office 5.75 Ft x 9.33 Ft

Primary Bedroom 12.00 Ft x 13.00 Ft

5pc Bathroom .00 Ft x .00 Ft

Other .00 Ft x .00 Ft