

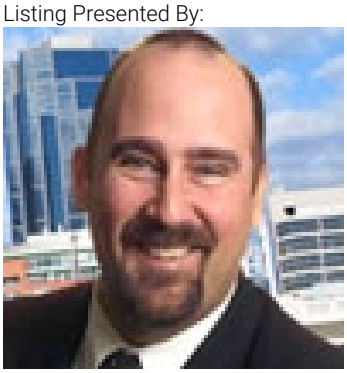
1605 9 Street Calgary Alberta

$2,999,000

WALK OUT Basement!! ATTACHED TANDEM Double Garage!!! SIX Bedrooms!!!Discover exceptional luxury in this beautifully designed 2-Storey residence with a fully developed walkout basement, ideally situated in Calgary's prestigious inner-city community of Rosedale. Showcasing contemporary architecture, premium finishes, and thoughtfully designed living spaces, this remarkable home offers elegance, comfort, and exceptional functionality.The impressive main floor features soaring 10-foot ceilings and elegant 8-foot interior doors, creating a wonderful sense of space and sophistication. The open-concept layout seamlessly connects the living, dining, and entertaining areas, complemented by a dedicated home office. The showstopping designer kitchen features elegant two-tone oak and painted cabinetry, a custom canopy hood, glass display cabinets, and two big islands. Premium Sub-Zero and Wolf appliances include a refrigerator, cooktop, built-in oven, and microwave. A spacious walk-in pantry offers custom storage, a dedicated sink, and beverage cooler. The inviting family room features a beautiful gas fireplace with custom built-in shelving. An adjoining breakfast nook provides direct access to the outdoor entertaining deck, complete with its own gas fireplace. A stylish powder room with contemporary floating vanity completes this level.The upper level features four generously sized bedrooms, three full bathrooms with in-floor heating, and a beautifully appointed laundry room with custom built-ins, abundant storage, and utility sink. The luxurious primary retreat offers a spa-inspired ensuite with custom steam shower, built-in bench, heated floors, separate his-and-hers toilet facilities, and spacious walk-in closets. A second primary bedroom features its own private ensuite, ideal for extended family or guests. Two additional bedrooms share a beautifully finished full bathroo...

Media 21.17 Ft x 18.42 Ft
Exercise room 18.50 Ft x 18.25 Ft
Bedroom 12.83 Ft x 12.50 Ft
Bedroom 12.83 Ft x 12.33 Ft
Other 12.58 Ft x 6.42 Ft
4pc Bathroom 11.33 Ft x 6.17 Ft
Other 10.00 Ft x 9.08 Ft
Pantry 11.08 Ft x 6.00 Ft
2pc Bathroom 6.08 Ft x 5.42 Ft
Primary Bedroom 18.42 Ft x 13.92 Ft
6pc Bathroom 16.17 Ft x 11.92 Ft
Other 16.25 Ft x 11.00 Ft

Listing Presented By:



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Century 21 Bravo Realty

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Kitchen 18.58 Ft x 16.50 Ft

Living room 18.33 Ft x 14.50 Ft

Dining room 14.92 Ft x 14.83 Ft

Office 15.83 Ft x 12.83 Ft

Bedroom 14.92 Ft x 12.50 Ft

Bedroom 13.92 Ft x 11.58 Ft

Bedroom 11.92 Ft x 10.50 Ft