



# 1626 41 Street Calgary Alberta

\$875,000

Nestled in the sought-after community of Rosscarrock, this stunning semi-detached home offers an unbeatable blend of modern luxury and timeless elegance. With 4 spacious bedrooms, 3.5 bathrooms, and 2,714 square feet of total living space on 3 levels, it's the perfect fit for both young families and those seeking to downsize in style. This sun-soaked home stands out with its exclusive double soundproof common wall, ensuring peace and privacy. The Cristal Homes Gold Premium Package elevates every inch, from the large garage to the energy efficient windows and the high end mechanical systems, including central A/C, plus Hunter Douglas blinds throughout. Families will love the dual family rooms, each with cozy gas fireplaces, creating the perfect spaces for gathering and relaxation. The chef inspired kitchen is a showstopper, with a large granite island with eating bar, upgraded stainless appliances, custom full height cabinetry, and ample counter space, perfect for hosting both dinner parties and casual family meals. Retreat upstairs to the primary suite, a haven of tranquility with vaulted ceilings, skylights in the spa-like ensuite. Indulge in the marble floors, deep soaker bath, double vanity and zen-inspired design, creating the ultimate relaxation experience. The large walk-in closet, complete with custom built-ins, provides more than enough space for a well-organized wardrobe. The fully finished lower level adds even more versatility, featuring a roomy guest bedroom, massive recreation room with fireplace, and a full bath, perfect for movie nights or hosting visitors. Oversized windows throughout the home bathe the interior in natural light, connecting each room to the vibrant Rosscarrock neighborhood. With quick access to parks including Edworthy Park, schools, shopping, golf, and the LRT, everything you need is just a short walk away. Quick connections to maj...

Primary Bedroom 15.17 Ft x 17.67 Ft

Bedroom 9.50 Ft x 13.58 Ft

Bedroom 9.58 Ft x 13.33 Ft

Other 6.58 Ft x 10.42 Ft

Laundry room 7.25 Ft x 5.25 Ft

4pc Bathroom Measurements not available

Storage 5.67 Ft x 6.00 Ft

Storage 8.25 Ft x 6.92 Ft

3pc Bathroom Measurements not available

Living room 13.25 Ft x 12.33 Ft

Dining room 10.75 Ft x 12.42 Ft

Kitchen 8.75 Ft x 14.67 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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## RE/MAX Realty Professionals

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5pc BathroomMeasurements not available

Family room15.08 Ft x 11.92 Ft

Recreational, Games room18.67 Ft x 16.50 Ft

2pc BathroomMeasurements not available

Bedroom12.50 Ft x 11.67 Ft