



1910 Broadview Road Calgary Alberta

\$2,595,000

***MOVE IN WITHIN 30 DAYS! - ALMOST COMPLETE!* VISIT MULTIMEDIA LINK FOR FULL DETAILS & FLOORPLANS.** Brand-new, gorgeous estate-level detached infill by Moon Homes in the heart of West Hillhurst arriving Winter 2025. Situated on an oversized 37' x 125' lot along a quiet, tree-lined street, this executive residence offers over 4,200 sq ft of fully developed living space. Showcasing timeless architecture, refined craftsmanship, and thoughtful design throughout, this home is set to redefine luxury living. The stunning exterior commands attention with its full-height arched windows, curved concrete front porch, and elegant cast-iron fencing. Double French doors lead into a spectacular main floor with 10ft ceilings and engineered hardwood flooring throughout. An archway leads to a private front office, while an elegant 2pc powder room is tucked discreetly off the foyer. Ideal for hosting, the formal dining room features floor-to-ceiling windows and a custom wet bar and coffee station. A 2-way gas fireplace connects the dining and living rooms. The living room centres on a built-in entertainment unit. Dual sliding glass doors open to a large rear deck. At the heart of the home is a designer kitchen featuring custom cabinetry with under-cabinet lighting, an oversized central island with bar seating, and a premium stainless steel appliance package. A massive rear-facing window fills the space with natural light, while a dedicated pantry with built-in storage and a mudroom with a built-in bench, walk-in closet, and access to the triple detached garage complete the main floor. Upstairs, 9ft ceilings and oversized windows continue the elegance throughout. A central bonus room offers flexible living space, while two junior suites each feature walk-in closets and 4pc ensuites. The primary suite is a luxurious retreat, complete with French doors, a dedicated lounge area, expansive ...

Primary Bedroom 20.33 Ft x 14.00 Ft

Bedroom 11.58 Ft x 10.92 Ft

Bedroom 11.08 Ft x 10.92 Ft

Bonus Room 14.00 Ft x 12.08 Ft

Laundry room 9.67 Ft x 5.75 Ft

4pc Bathroom 8.08 Ft x 5.50 Ft

Other 9.75 Ft x 9.00 Ft

Wine Cellar 7.67 Ft x 3.92 Ft

Exercise room 16.17 Ft x 15.25 Ft

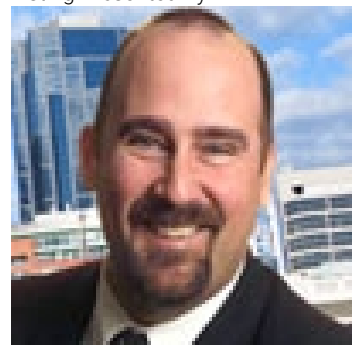
4pc Bathroom 11.33 Ft x 4.92 Ft

Living room 19.08 Ft x 14.42 Ft

Kitchen 20.92 Ft x 13.75 Ft

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Listing Presented By:



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RE/MAX Realty Professionals

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4pc Bathroom	7.50 Ft x 5.83 Ft	Dining room	17.33 Ft x 14.33 Ft
5pc Bathroom	14.00 Ft x 9.92 Ft	Office	13.92 Ft x 9.25 Ft
Bedroom	14.42 Ft x 11.42 Ft	Other	10.50 Ft x 10.17 Ft
Recreational, Games room	21.33 Ft x 15.17 Ft		