



# 199 Lucas Terrace Calgary Alberta

\$1,180,000

Welcome to this stunning Jayman home, where sophistication meets style. As you step inside, you're greeted by a spacious foyer adorned with beautiful white marble-effect porcelain tiles and soaring 9-foot ceilings that create an immediate sense of openness. The heart of this home is the chef's dream kitchen, an entertainer's paradise. Prepare to be wowed by the granite custom-built kitchen island, an impressive 9 feet wide and 7 feet 6 inches deep. This expansive space is perfect for cooking, gathering, or simply admiring the stunning hardwood floors on the main level. Equipped with the latest KitchenAid appliances, this kitchen is designed to impress and make hosting large family dinners or gatherings a breeze. Every detail has been carefully chosen for form and function, ensuring you have everything you need to create memorable meals and moments. Relax and unwind in the inviting living room, where a cozy gas fireplace creates the perfect ambiance for movie nights or casual get-togethers. Step outside onto the expansive, private deck (12x26 ft), offering unobstructed west-facing views. Whether enjoying the sunset by the gas or wood-burning firepit or firing up the BBQ for a casual meal, this outdoor space provides the perfect setting for every occasion. You'll find a spacious bonus room on the upper level, the ideal space for quiet conversations, an afternoon retreat, or a different TV show. Designed for peace and privacy, this room is soundproofed with ROCKWOOL Safe'n'Sound(R) insulation on all four walls, including the door to the primary bedroom, ensuring quiet relaxation and a peaceful environment. The primary bedroom is a sanctuary, offering ample space, dimmable lighting, and a ceiling fan for added comfort. Step into the luxurious five-piece ensuite bathroom, where a deep soaker tub awaits to relax you after a busy day. Enjoy the separate shower and the conv...

- 5pc Bathroom 15.00 Ft x 4.92 Ft
- 5pc Bathroom 12.50 Ft x 17.67 Ft
- Bedroom 12.83 Ft x 14.92 Ft
- Bedroom 15.00 Ft x 15.42 Ft
- 1pc Bathroom 19.42 Ft x 13.33 Ft
- Laundry room 5.58 Ft x 8.42 Ft

- Office 9.08 Ft x 12.33 Ft
- Recreational, Games room 23.50 Ft x 17.58 Ft
- Furnace 5.92 Ft x 13.33 Ft
- 2pc Bathroom 7.83 Ft x 2.83 Ft
- Dining room 11.50 Ft x 17.00 Ft
- Foyer 4.00 Ft x 5.42 Ft

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Listing Presented By:



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Primary Bedroom 11.42 Ft x 17.67 Ft

Other 6.67 Ft x 8.25 Ft

3pc Bathroom 13.92 Ft x 6.25 Ft

Kitchen 20.83 Ft x 13.25 Ft

Living room 13.42 Ft x 17.00 Ft