

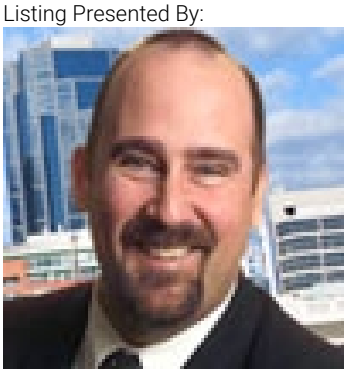
2008 26A Street Calgary Alberta

$1,045,000

Open House Saturday Nov 07 from 1-3:30pm! Brand-new infill in desirable Killarney, purchase price includes GST. Enjoy 2008 sq ft above grade of luxury high-end finishings throughout constructed by long time local builder EBL Contracting. This home will impress you, from the STONE AND STUCCO exterior to the vaulted ceilings and glazing boasting all kinds of natural light. TEN FOOT CEILINGS on main, nine foot ceilings lower and upper, gourmet kitchen, high-end appliances, quartz countertops, engineered hardwood and ceramic tile floors throughout. Enjoy flat painted drywall ceilings, all high end finishing completed onsite, LEGAL LOWER BASEMENT SUITE complete with spacious primary and full ensuite bath with double sinks, separate 2pc powder room - perfect for your in-laws, parents, nanny suite or lower tenants. Full appliance package down and in-floor heat system. Full height cabinets off the back main floor entryway to increase your storage. So much thought has been put into this design and floor plan for lifestyle and functionality. The double garage is complete with insulation, rough-in for EV vehicle and is complete with drywall. Main floor is wide open for your perfect placement of dining and living room furnishings. Three spacious bedrooms up, laundry room with sink and ceramic tile baseboards. The primary suite is breathtaking and truly a retreat. Come and see the angled vaulted ceilings and matching windows, so much natural light, dream ensuite bath with heated floors, large standup shower, soaker tub, his and her sinks, and generous walk-in closet with built-ins. The lower-level legal permitted suite is the perfect layout with a large primary bedroom, full ensuite bath with double sinks, heated floors, additional two-piece powder room, great working kitchen, and living room. Enjoy the lower suite for your personal living or rent out for future revenue. Enjoy...

Primary Bedroom 4.31 M x 4.04 M
5pc Bathroom 4.15 M x 2.44 M
Bedroom 4.14 M x 3.47 M
Bedroom 4.76 M x 3.00 M
4pc Bathroom 2.78 M x 1.49 M
Laundry room 1.89 M x 1.81 M
5pc Bathroom 3.17 M x 2.50 M
2pc Bathroom 1.94 M x 1.51 M
Storage 3.10 M x 1.00 M
Furnace 3.12 M x 1.47 M
Kitchen 4.74 M x 4.72 M
Dining room 4.29 M x 3.89 M

Listing Presented By:



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Century 21 Masters

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Other 3.91 M x 2.73 M

Living room 4.82 M x 3.82 M

Bedroom 5.01 M x 3.45 M

Living room 4.98 M x 4.07 M

2pc Bathroom 2.00 M x 1.52 M

Other 4.10 M x 1.84 M