



3009 26A Street Calgary Alberta

\$939,900

Elegant and sophisticated, fully upgraded home! Ideally located in a prime location on a quiet treelined street within walking distance to schools, the Killarney Aquatic & Rec Centre, endless 17th Ave amenities and the Westbrook LRT Station. This stylish, contemporary home with an open concept floor plan with 10, 10, and 9-foot ceilings, is bathed in natural light highlighting the high-end finishes, gleaming hardwood floors and lavish designer style. Central air conditioning and in-floor heating ensure your comfort in any season. The bright living room overlooks the street with a casually elegant vibe that invites you to sit back and relax. Culinary adventures are inspired in the chef's dream kitchen featuring premium stainless steel appliances including an induction stove, a large breakfast bar island, a plethora of cabinets and a walk-in pantry for ample storage. Easily entertain in the adjacent dining room with a wet bar and beverage fridge for easy serving and a fireplace adding a cozy ambience. Off the rear entrance is a handy mudroom with built-ins to hide away bags, jackets and shoes. Ascend the beautiful glass-railed staircase illuminated by cascading lighting to the upper floor where a sunny skylight adds to the airy atmosphere. The primary bedroom is an opulent oasis with an expansive walk-in closet and a luxurious ensuite boasting dual sinks, a deep soaker tub and an oversized shower. Both additional bedrooms on this level are generously sized and share the 5-piece main bathroom, no more listening to the kids fight over the sink! An upper level laundry room with a sink and built-ins further adds to your convenience. Gather in the rec room in the finished basement and connect over movie and games nights then easily refill drinks and snacks at the second wet bar. A 4th bedroom and another full bathroom are perfect for guests or a home office. The paved pat...

Recreational, Games room 19.08 Ft x 27.33 Ft

Furnace 7.42 Ft x 12.83 Ft

Bedroom 11.25 Ft x 12.92 Ft

4pc Bathroom .00 Ft x .00 Ft

Foyer 7.92 Ft x 7.42 Ft

Living room 14.58 Ft x 18.25 Ft

2pc Bathroom .00 Ft x .00 Ft

Laundry room 6.00 Ft x 7.75 Ft

Primary Bedroom 11.75 Ft x 13.17 Ft

Bedroom 10.00 Ft x 13.17 Ft

Bedroom 9.50 Ft x 13.25 Ft

5pc Bathroom .00 Ft x .00 Ft

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

Listing Presented By:



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Dining room 14.33 Ft x 9.92 Ft

5pc Bathroom .00 Ft x .00 Ft