



311 Elveden Court Calgary Alberta

\$1,729,000

One of the last remaining bungalow villas in prestigious Elveden Court - a 26 unit bungalow villa project on Calgary's west side steps from 4.5 acres of protected municipal reserve; close to Aspen Landing, Westside Recreation Centre, new Stoney Trail access, and the mountains. Thoughtfully curated by renowned designer Paul Lavoie, and built to an exceptional standard of quality with premium construction details including Insulated Concrete Forms (ICF) and triple pane windows. Elveden Court is an exclusive 26 unit luxury complex offering a refined community for buyers who want the quality of a custom home, but the benefits of a lock and leave, pet friendly community. With streams of natural light throughout, this unit boasts three bedrooms, two and a half baths, main floor den, great room with soaring 16' ceilings and beautiful upper deck with gas fireplace and louvered rooftop to provide either shade or partial sun. The designer kitchen is fit for any gourmet chef with the premium Wolf and SubZero appliance package, Schenk custom cabinets, Caesarstone quartz countertops, eating island and exceptional storage. The focal gas fireplace boasts extraordinary millwork detail and anchors the expansive open concept great room hosting 16' ceilings. Formal dining space perfect for larger gatherings with dramatic ceiling detail and feature light. Your primary retreat oasis boasts a large bedroom with custom dressing room/walk-in closet and spa-worthy ensuite complete with in-floor heat, dual vanity Kohler sinks, free standing soaker tub, 10mm glass shower and water closet with Toto fixture. The walk-up level hosts 9' ceilings, in-slab heat, a large entertainment space for watching television or relaxing, a wet bar, two additional bedrooms with custom closets, full 3 piece bath, and untouched flex room, perfect as a fitness space, theatre room or craft space. The attached o...

Bedroom 12.17 Ft x 13.67 Ft

Bedroom 12.00 Ft x 11.33 Ft

Media 14.33 Ft x 18.33 Ft

Recreational, Games room 15.83 Ft x 17.00 Ft

Storage 19.67 Ft x 14.67 Ft

Furnace 10.83 Ft x 20.00 Ft

Primary Bedroom 13.33 Ft x 16.17 Ft

Dining room 10.00 Ft x 16.67 Ft

Great room 16.50 Ft x 18.00 Ft

Den 8.67 Ft x 11.83 Ft

Other 9.25 Ft x 8.00 Ft

Other 10.00 Ft x 18.00 Ft

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Listing Presented By:



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REALTY CANADA

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3pc Bathroom Measurements not available

5pc Bathroom Measurements not available

Kitchen 13.67 Ft x 15.00 Ft

2pc Bathroom Measurements not available