

3206 Kilkenny Road Calgary Alberta

$1,195,000

Open house Saturday Nov. 21, 12 - 4 p.m. & Sunday Nov 22, 11 a.m. - 2 p.m. Welcome home to Kilkenny Road, one of Killarney's most picturesque tree-lined streets. This beautiful WALKOUT home is not a cookie-cutter infill. Set on a large pie-shaped lot, the home is wide and spacious offering over 3,300 sq. ft. of thoughtfully designed living space. Architectural detail is found throughout, with high ceilings on all levels including the fully developed walkout basement, a private south-facing backyard and rich wood finishes inside and out.The exterior makes a striking first impression with natural stone, cedar detailing and upgraded stucco designed to resist woodpecker damage. Enter the home into a large, welcoming foyer. From there, engineered hardwood floors extend across the main level, complemented by glass and wood stair railings, recessed lighting and contemporary light fixtures, high ceilings and large windows that fill the home with natural light. The front living room features a floor-to-ceiling, double-sided stone fireplace, while the expansive dining area offers ample room for entertaining. Rich wood cabinetry and stone countertops set the tone in the elegant kitchen. Enjoy a six-burner gas range, large island, walk-in pantry and direct access to an elevated patio with gas BBQ hookup overlooking the treed backyard. A two piece powder room and additional storage round out this level. Upstairs, the spacious primary suite features a double-sided fireplace, walk-in closet and an ensuite with dual vanities, a soaker tub and steam shower. Two additional bedrooms, a full bathroom and upper-level laundry room complete this floor, while modern solar tubes bring natural light into the staircase and wide hallway.The fully developed walkout basement offers a substantial extension of the home, with a recreation and entertaining area, wet bar, fourth bedroom, full ba...

4pc Bathroom 5.83 Ft x 8.33 Ft

5pc Bathroom 8.33 Ft x 19.42 Ft

Bedroom 10.33 Ft x 12.08 Ft

Bedroom 13.42 Ft x 13.00 Ft

Laundry room 8.42 Ft x 9.42 Ft

Primary Bedroom 13.25 Ft x 16.42 Ft

Media 12.42 Ft x 16.17 Ft

Recreational, Games room 20.08 Ft x 19.33 Ft

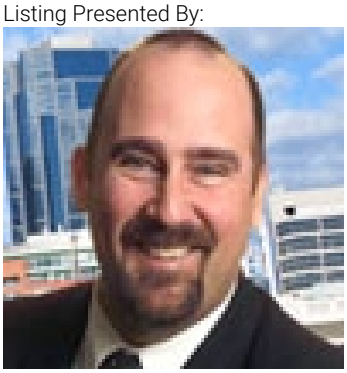
Furnace 7.25 Ft x 14.17 Ft

2pc Bathroom 5.33 Ft x 5.42 Ft

Dining room 17.00 Ft x 13.33 Ft

Kitchen 14.75 Ft x 16.08 Ft

Listing Presented By:



Originally Listed by:
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3pc Bathroom 4.92 Ft x 8.75 Ft

Bedroom 10.00 Ft x 14.08 Ft

Living room 20.33 Ft x 16.92 Ft

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