



# 35 Aspenmont Heights Calgary Alberta

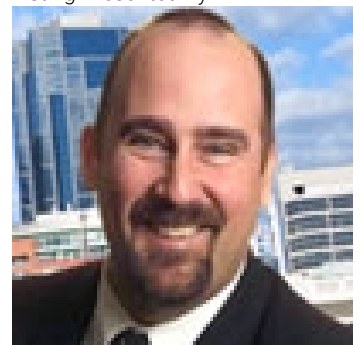
\$524,900

**\*\*Exquisite Top-Floor Fully Air Conditioned Penthouse with Sweeping Pond/Park Views and 2 UNDERGROUND PARKING STALLS\*\*** Discover the epitome of refined living in this inviting 2-bedroom, 2.5-bath penthouse, nestled in the prestigious Aspen Woods. This luminous residence boasts an expansive outdoor patio, perfect for both relaxation and entertainment, featuring breathtaking pond vistas. The gourmet kitchen is a culinary delight, equipped with a breakfast bar, upgraded stainless steel appliances (the fridge and stove are brand new) and elegant granite countertops. The spacious dining area comfortably accommodates six, while the beautifully appointed living room with a cozy electric fireplace offers an ideal setting for both leisure and social gatherings. A 2-piece powder room and in-suite laundry with full-size washer and dryer add to the convenience. Both primary bedrooms offer generous closets, stunning views, and luxurious 5-piece en-suite bathrooms, complete with double vanities, a soaker tub, and a glass-enclosed shower. One of the bedrooms offers a Murphy bed, which is included in the price. The residence is distinguished by its soaring 10-foot ceilings, rich acacia hardwood flooring, and an abundance of windows that bathe the space in natural light. Step outside onto the expansive 460-square-foot deck, where you can unwind amidst the tranquil scenery of Aspens and lush greenery. Suite 408 provides a serene retreat from the city's hustle and bustle, yet remains within a three-minute walk of the charming Lady Bug Cafe, local boutiques, Starbucks, Safeway, and an array of fine dining options. Enjoy brunch with friends at Blush Lane or sip mimosas on the deck. The penthouse is ideally situated with convenient access to nearby amenities, including schools, medical facilities, and picturesque walking paths. Additional features include indoor parking stalls adjacent to the ...

Kitchen 11.67 Ft x 11.08 Ft  
 Living room 13.08 Ft x 12.75 Ft  
 Dining room 11.08 Ft x 8.67 Ft  
 Primary Bedroom 15.67 Ft x 10.67 Ft  
 Bedroom 13.75 Ft x 9.25 Ft

Laundry room 3.67 Ft x 3.50 Ft  
 Foyer 6.58 Ft x 5.67 Ft  
 2pc Bathroom Measurements not available  
 5pc Bathroom Measurements not available  
 5pc Bathroom Measurements not available

Listing Presented By:



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