



36 Ascot Rise Calgary Alberta

\$1,525,000

CORNER LOT | TRIPLE GARAGE | VAULTED CEILINGS | WALKOUT BASEMENT | OPEN HOUSE SATURDAY MARCH 14, 12-2PM. Elegance meets family living at 36 Ascot Rise SW in Aspen Woods. Spanning over 2900 sq ft above grade, this custom designed home is truly unparalleled. The main floor unfolds into a stunning vaulted living and dining area, where natural light pours in, creating a space that feels warm, welcoming, and truly special. The beamed and coffered ceiling detail is awe-inspiring, creating an uplifting and enchanted ambiance. Custom window coverings enhance the space and add elegance. At the heart of the home, the chef-inspired kitchen impresses with a six-burner Viking gas cooktop, Jenn-Air built-in appliances, and a walk-in pantry. Completing the main level is a beautifully appointed home office, a stylish powder room, and a spacious mudroom featuring both built-ins and a generous, separate closet for added functionality. Upstairs is an inviting bonus room with built-in cabinetry, two generous kids' bedrooms with a nearby spacious bathroom and an expansive laundry room. The primary retreat is in its own wing, featuring vaulted ceilings, grand windows, and an ensuite bathroom with a corner jetted tub and a glass shower. This is a well-designed upper layout offering roomy bedrooms and a comfortable separation between the children's rooms and primary suite. Heading down to the walkout lower level, is a bright space complete with all the features you could ask for. An open rec area with a wet bar sets the stage for fun, while a custom theatre room with star lighting and included components creates the ultimate movie-night. A fourth bedroom and full bathroom are tucked away on this level for privacy. Outdoor season will be fully enjoyed with custom landscaping enhanced with irrigation, a lower patio area perfect for a fire table, upper and lower gas connection...

4pc Bathroom Measurements not available
 Bedroom 13.00 Ft x 11.83 Ft
 Recreational, Games room 20.92 Ft x 20.33 Ft
 Media 15.50 Ft x 13.42 Ft
 2pc Bathroom Measurements not available
 Dining room 14.08 Ft x 16.50 Ft

Office 10.33 Ft x 10.42 Ft
 4pc Bathroom Measurements not available
 5pc Bathroom Measurements not available
 Primary Bedroom 14.08 Ft x 18.00 Ft
 Bedroom 11.92 Ft x 11.25 Ft
 Bedroom 13.25 Ft x 11.92 Ft

Listing Presented By:



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REMAX Innovations

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RE/MAX Realty Professionals

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Kitchen 23.75 Ft x 11.33 Ft

Bonus Room 16.58 Ft x 15.92 Ft

Living room 20.92 Ft x 16.50 Ft