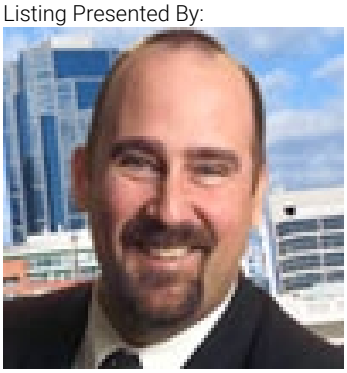


3650 85 Street Calgary Alberta

$1,899,000

LOTA Homes presents an exceptional opportunity to build your dream home in the prestigious community of Springbank Hill! Located at 3650 85 Street SW, this vacant residential lot offers a rare opportunity to create a stunning luxury residence on an extremely private, tree-lined property with breathtaking, unobstructed views of the Rocky Mountains. Enjoy the convenience of nearby shopping, schools, parks, and recreational amenities, with easy access to major roadways.Buyers have the unique opportunity to work with an established builder to bring this exceptional home to life. With an approved building permit (BP) already in place, the proposed residence offers 2,776 sq. ft. of above-grade living space across three floors, plus a 728 sq. ft. basement.The thoughtfully designed main floor features a spacious living and dining area, office, and a luxurious kitchen complemented by a fully equipped spice kitchen, providing the perfect combination of elegance and functionality. The second floor boasts a luxurious primary suite and three additional spacious bedrooms, offering comfort and privacy for the entire family. The third floor features a spacious bonus room, ideal for entertainment, relaxation, or a private family retreat.The basement includes a proposed separate one-bedroom legal suite with its own private entrance, providing additional living space and potential rental income, subject to applicable approvals.This is an outstanding opportunity to build a custom luxury home in one of Calgary's most desirable communities, while saving valuable time and effort on architectural design and building permit approvals. With the approved plans and an established builder available, buyers can move one step closer to bringing their dream home to reality. DISCLAIMER: INFORMATION HEREIN IS DEEMED RELIABLE BUT NOT GUARANTEED. All measurements and property information are deemed r...

Listing Presented By:



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