



## 4216 5A Street Calgary Alberta

\$3,299,000

LOCATION, LOCATION, LOCATION! Experience timeless elegance and modern comfort in this new custom built home in Elboya , situated on a quiet street just steps away from Riverdale Avenue, the river pathway system and Stanley park. This grand home boasts classic architecture with a modern twist and is finished with acrylic stucco, natural limestone and aluminum clad windows. Inside this charming home you will find a chef's dream kitchen complete with rift cut white oak cabinetry, quartzite island and a Wolf / Sub Zero appliance package. The plaster fireplace, complete with concrete surround, provides a natural organic ambiance to your great room. The cozy 4 seasons room is the perfect place to catch a football game with friends, enjoy a glass of wine or curl up with a good book. The TAG custom arched aluminum doors let in an abundance of natural light and coupled with the heated floors and limestone clad fireplace create a relaxing oasis. No need to pay for a gym membership when you have your own oversized 25' x 16' home gym giving you ample space for any fitness endeavour or use it as a large playroom for the kids. The lower level of this home is designed to impress with: radiant floor heating, a family room, large games area, wet bar, guest bedroom and bathroom complete with steam shower. Parking won't be an issue with a triple detached garage, with paved alley, and the quiet location allows for ample street parking as well. This lovely home includes a color washed den, 4 large bedrooms, 4.5 baths and much more! Call today to schedule a private viewing! (id:6769)

Primary Bedroom 15.00 Ft x 14.00 Ft

Bedroom 14.00 Ft x 14.00 Ft

Bedroom 13.83 Ft x 12.33 Ft

Laundry room 12.33 Ft x 10.00 Ft

5pc Bathroom 14.67 Ft x 11.50 Ft

3pc Bathroom 10.50 Ft x 6.00 Ft

4pc Bathroom 9.50 Ft x 5.33 Ft

Bedroom 11.50 Ft x 10.00 Ft

Other 17.00 Ft x 16.00 Ft

3pc Bathroom 10.17 Ft x 6.33 Ft

Kitchen 17.33 Ft x 13.50 Ft

Dining room 16.50 Ft x 11.00 Ft

Living room 20.00 Ft x 17.50 Ft

Other 15.83 Ft x 14.00 Ft

Other 18.00 Ft x 10.50 Ft

Office 12.83 Ft x 11.50 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



Originally Listed by:  
Charles

<http://www.benknopp.com/>

### RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141  
[darylcarlson@shaw.ca](mailto:darylcarlson@shaw.ca)

Exercise room 24.17 Ft x 15.17 Ft

2pc Bathroom 5.67 Ft x 5.17 Ft

Recreational, Games room 27.67 Ft x 17.00 Ft