



## 49 Annette Landing Calgary Alberta

\$589,900

Welcome to Glacier Ridge where elevated design meets everyday comfort in this brand-new Cedarglen Homes semi-detached residence. This home is crafted for the rhythm of modern living - open, inviting, and effortlessly functional. Step inside and feel the flow immediately - a bright front foyer ushers you toward a sunlit flex room, ready to adapt to your lifestyle. Imagine a quiet home office for focused mornings or a cozy reading nook that soaks in the afternoon light. Beyond, the heart of the home unfolds - a stunning open-concept kitchen with a generous island, sleek quartz countertops, and rich walnut-style cabinetry that anchors the space in warmth and sophistication. Matte black finishes add a contemporary edge, while the seamless connection between kitchen, dining nook, and great room makes entertaining a joy. Whether it's a lively dinner with friends or a relaxed Sunday breakfast, this is where moments naturally gather. Off the great room, the mudroom offers both practicality and charm - with a convenient half bath and access to the rear deck, perfect for summer BBQs or evening unwinds. Beyond the deck, you'll find a parking pad ready for your future garage - and a side entrance to the unfinished basement, a rare opportunity to customize or add a secondary suite down the line (subject to city approval and permitting). Upstairs, the thoughtful design continues. A central bonus room offers a casual retreat - movie nights, game days, or a play space that keeps the energy upstairs. The primary suite sits privately at the back, complete with a walk-in closet and a serene 4-piece ensuite where you can recharge in peace. Two additional bedrooms share a stylish full bath, while the conveniently placed laundry room keeps chores close at hand. Every detail here feels intuitive - designed to simplify daily life without sacrificing beauty. And the finishing touches? Luxu...

Other 4.67 Ft x 9.50 Ft

2pc Bathroom .00 Ft x .00 Ft

Living room/Dining room 11.67 Ft x 22.67 Ft

Kitchen 12.25 Ft x 16.75 Ft

Office 6.83 Ft x 11.92 Ft

Bedroom 11.92 Ft x 8.25 Ft

Bedroom 10.42 Ft x 8.33 Ft

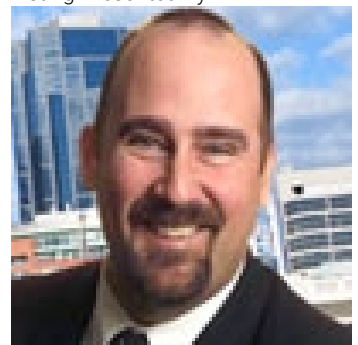
4pc Bathroom .00 Ft x .00 Ft

Bonus Room 9.33 Ft x 8.75 Ft

Primary Bedroom 13.42 Ft x 11.67 Ft

4pc Bathroom .00 Ft x .00 Ft

Listing Presented By:



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