



## 500 Eau Claire Avenue Calgary Alberta

\$1,200,000

EXTENSIVELY RENOVATED + UNMATCHED VIEWS + ONE OF THE BEST PRIVATE TERRACES IN EAU CLAIRE!

This 2013 sq. ft. home has been renovated from top-to-bottom including a floor-to-ceiling quartz fireplace surround, an entertainer's kitchen with a full pantry wall, a side-by-side 5' wide fridge/freezer, a Miele induction cooktop, and double ovens. Expansive cabinetry features soft-touch closure and integrated lighting. The open-plan living space includes an open kitchen, dining and living space with extensive entertaining space, a sunny corner reading nook, and space for a baby grand piano! Three custom-made Jerilyn Wright cabinets accentuate the space and are included in the sale. All of this is complemented by UNOBSTRUCTED VIEWS of western sunsets, eastern sunrises, and Prince's Island. You need to see these views in person to fully appreciate how special they are! Expansive but tranquil, the primary bedroom includes a second fireplace and media wall, corner reading nook, walk-in closet, and 5-piece ensuite with stand-alone soaker tub and heated floors and heated towel racks for ultimate luxury. Sliding doors lead to your private outdoor oasis - a 400 SQ. FT. BALCONY with extensive mature plantings including full-size trees, multiple seating options, a fire table, and unobstructed views. Extra storage closets and Electrolux laundry are located in the private entrance hall to the primary suite. Around the corner, you will find a beautiful guest bedroom/den complete with a stunning view of morning skies and river pathways and a high-quality MURPHY BED with integrated storage and lighting. Nearby, you'll find the guest bathroom complete with steam shower. The suite includes REMOTE-CONTROL BLINDS THROUGHOUT including bedroom black-out blinds. All hallways and passages are extra wide allowing for excellent accessibility. TWO ELEVATORS GRACE YOUR ENTRANCEWAY AND ARE SHARED WI...

Other 18.00 Ft x 16.42 Ft

Living room 20.67 Ft x 20.00 Ft

Dining room 16.67 Ft x 13.00 Ft

Foyer 7.67 Ft x 4.50 Ft

Primary Bedroom 16.83 Ft x 15.00 Ft

Bedroom 16.83 Ft x 15.00 Ft

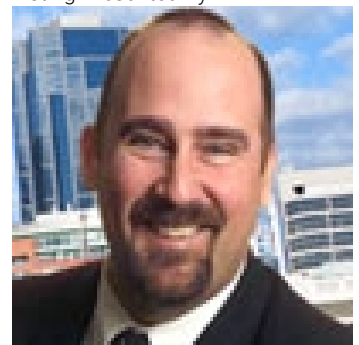
5pc Bathroom 11.75 Ft x 7.50 Ft

4pc Bathroom 7.33 Ft x 5.00 Ft

Other 23.83 Ft x 17.25 Ft

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

Phone: 403-259-4141  
darylcarlson@shaw.ca