



## 52 Edith Gate Calgary Alberta

\$665,000

Welcome to your dream home in Glacier Ridge! This beautiful duplex with a finished basement and detached double garage offers over 2,200 sq. ft. of developed living space in one of NW Calgary's most desirable communities. Step inside and be greeted by 9' ceilings, 8' doors, and luxury vinyl plank flooring throughout the main level. The open-concept layout includes a versatile flex space--perfect for a reading nook, home office, or small formal living area--plus a spacious dining nook, stunning kitchen, and inviting great room. The chef-inspired kitchen features quartz countertops, white soft-close cabinetry, a bold black island, ample pot lighting, and upgraded high-end appliances. The great room is ideal for entertaining family and friends, with direct access to the completed deck with privacy screen via the convenient mudroom. Upstairs, you'll find three bedrooms, two bathrooms, and a dedicated laundry room with built-in linen storage. The primary suite includes a walk-in closet and a private ensuite with a walk-in shower, while both additional bedrooms also feature walk-in closets. The professionally finished basement offers even more living space, including a large rec room, wet bar, fourth bedroom, and full 4-piece bath--perfect for guests or family movie nights. Located close to shopping, restaurants, Costco, and Symons Valley Ranch Market, this home combines luxury, functionality, and location. (id:6769)

Family room 15.67 Ft x 11.42 Ft

Recreational, Games room 18.58 Ft x 8.75 Ft

Other 8.58 Ft x 4.92 Ft

Bedroom 10.00 Ft x 9.58 Ft

4pc Bathroom 10.33 Ft x 4.92 Ft

Family room 12.92 Ft x 11.83 Ft

Living room 10.75 Ft x 10.33 Ft

Kitchen 14.00 Ft x 11.58 Ft

Dining room 10.33 Ft x 9.50 Ft

2pc Bathroom 4.83 Ft x 4.42 Ft

Primary Bedroom 12.83 Ft x 10.08 Ft

3pc Bathroom 8.75 Ft x 5.33 Ft

Other 5.75 Ft x 5.33 Ft

Bedroom 9.75 Ft x 8.33 Ft

Other 4.67 Ft x 3.42 Ft

Bedroom 9.75 Ft x 8.67 Ft

Other .00 Ft x .00 Ft

4pc Bathroom 8.00 Ft x 4.92 Ft

Laundry room 8.00 Ft x 6.17 Ft

Listing Presented By:



Originally Listed by:  
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