



# 60 Deerbrook Crescent Calgary Alberta

\$1,299,900

Walk out from your serene back yard to beautiful Fish Creek Provincial Park - 3300+ acres of trails, paths, streams and river to explore. One of the largest properties in the Estates of Deer Run (approx 14000 sf) within walking distance of schools, shopping plazas, Community Center and athletic amenities. A timeless renovation by Ultimate Renovation - 2763 sf. Click on "Multimedia" to access "360 virtual tour" and "photos". Three large bedrooms, 4 bathrooms, 3 gas fireplaces, open kitchen, dining room, living room, bonus room, laundry area, and developed basement with granite, maple and stone tile throughout. Floor to ceiling windows with in-window blinds provide spectacular views of the expansive manicured yard and the Park. Custom maple cabinetry provides ample storage. A custom 10' tempered glass table in the kitchen comfortably seats 9. The kitchen is an entertainer's dream with 3-sided stone gas fireplace opening onto the large living room, 9' island, Sub-zero fridge, Miele steam and convection ovens, 2-drawer dishwasher, microwave drawer, induction stovetop, maple pantry, soft-close maple drawers and cupboards, spice racks, wet bar, and beautiful granite. Corner cabinets blend seamlessly with the adjacent dining room's hardwood floor. A laundry area and 3-piece bath, both with custom cabinets, and access to a large back deck and side deck complete the main floor. An open upstairs area commands a view of the entry below with the grand 8-foot-high entrance door, stone tiled floor, elegant chandelier and wrought iron railing that lines the staircase. The Primary bedroom has cathedral ceilings, a 5' Infinity fireplace, custom cabinets, ensuite complete with soaker tub, steam shower, double sinks, and bidet toilet. A 15' balcony overlooks the yard offering sight-lines that extend to the park beyond. There's 2 more large bedrooms upstairs with walk-in closets and ...

- 4pc Bathroom 10.50 Ft x 8.58 Ft
- 5pc Bathroom 16.75 Ft x 13.83 Ft
- Bedroom 9.92 Ft x 12.00 Ft
- Bedroom 10.50 Ft x 11.50 Ft
- Family room 12.00 Ft x 17.00 Ft
- Primary Bedroom 16.58 Ft x 13.33 Ft

- Storage 2.58 Ft x 4.58 Ft
- Storage 14.67 Ft x 6.42 Ft
- Furnace 13.92 Ft x 12.92 Ft
- 3pc Bathroom 8.25 Ft x 5.50 Ft
- Dining room 11.83 Ft x 20.83 Ft
- Foyer 12.42 Ft x 7.25 Ft

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Other 9.92 Ft x 4.67 Ft

2pc Bathroom 7.17 Ft x 4.58 Ft

Other 9.75 Ft x 13.83 Ft

Recreational, Games room 39.92 Ft x 18.42 Ft

Kitchen 24.50 Ft x 21.00 Ft

Laundry room 8.17 Ft x 11.00 Ft

Living room 17.92 Ft x 15.33 Ft