



## 60 Nolanlake View Calgary Alberta

\$999,000

Welcome to this lakeside luxury living with this exceptional Shane Home Inspired house located in a quiet neighbourhood with lots of green space behind. This stunning living space south facing home including over 2500 sq.ft of meticulously designed living space and 1082 sq.ft undeveloped basement which you can choose how to use, adapt, and adjust over time as you need! This residence promises an unparalleled lifestyle that dreams are made of. Step into this architectural masterpiece, where no detail has been spared, spacious overhead design in the entrance, 9 feet ceiling on the main floor, luxury and elegant dark hardwood floor. The modern designed kitchen adorned with 3" granite countertops, stainless appliances built-in with elegant wood cabinet, pendant lights above the kitchen island. Come out of the spatial Dining area, you can entertain your guests in the lovely deck with amazing lake view. The upper floor, graced with warm beige color carpet throughout, extra large bonus room in the center with home audio system, which you can have new movie theatre or karaoke etc. Three spacious bedrooms including the primary suite, complete with a spa-like ensuite & a walk-in closet that exceeds expectations. The backyard is professionally taken care of with gate to the walking trail around the lake. Enjoy the morning and afternoon sunshine either through the large window, cozy deck or from the well-maintained backyard. This property and community is the best place to raise a family and your family will never outgrow this amazing property. Don't miss out on the opportunity to make this beautiful home yours. Upgrade for the original owners from Shane Home: 3" granite island, fireplace surrounding granite, central audio system, extra large fireplace and garage, complete landscaping with concrete stairs and patio, retaining wall, two separate furnace system and wate...

Primary Bedroom 12.42 Ft x 17.42 Ft

5pc Bathroom 14.42 Ft x 10.50 Ft

Other 12.17 Ft x 6.17 Ft

Laundry room 9.75 Ft x 5.17 Ft

Bonus Room 13.25 Ft x 14.50 Ft

Bedroom 13.83 Ft x 10.83 Ft

Living room 12.58 Ft x 17.67 Ft

Dining room 12.42 Ft x 10.08 Ft

Kitchen 10.92 Ft x 13.58 Ft

Other 12.17 Ft x 11.67 Ft

Pantry 4.25 Ft x 4.08 Ft

Office 13.08 Ft x 9.83 Ft

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

Listing Presented By:



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HOMECARE REALTY LTD.

**RE/MAX Realty Professionals**

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Other 4.58 Ft x 4.75 Ft

Other 4.67 Ft x 4.92 Ft

Bedroom 14.92 Ft x 10.92 Ft

4pc Bathroom 8.92 Ft x 4.92 Ft

Other 7.67 Ft x 12.08 Ft

2pc Bathroom 5.42 Ft x 4.75 Ft

Other 5.92 Ft x 9.33 Ft