



# 6031 Bowwater Crescent Calgary Alberta

\$799,900

Welcome to an exceptional treasure nestled on one of the most desirable streets in Bowness and NW Calgary. This meticulously maintained Craftsman-style 4-level split home with over 1800 Sq. Ft. of living space boasts a harmonious blend of custom details and modern upgrades, making it a true masterpiece. The highlight of this stunning residence is its professionally landscaped yard, a perfect retreat featuring a stone fireplace, a tranquil fountain, a bar, and a seating area beautifully integrated into the cedar deck by a masterful stone mason. The stone patio, walkways, cedar fencing, and wrought iron gate blend seamlessly with the natural surroundings, just steps away from the serene Bow River. Step inside to discover a main floor that exudes warmth and sophistication, with a cozy living room, an inviting dining area, and a kitchen with Meile appliances, including a gas cooktop, oven, and dishwasher. The upper level, with its elegant flat ceilings, features a spacious primary bedroom complete with a walk-in closet and a luxurious custom limestone bathroom. This sanctuary offers heated tile floors, an air jet tub, and a glass-tiled shower with dual rain heads. A well-appointed second bedroom completes this level. The lower levels of the home are designed for versatility and comfort. The single attached garage has been transformed into a flexible living space, a laundry/mud room with a separate entrance and steel security door. The media/theatre area with polished concrete floors has built-in cabinets and a Murphy bed provides an ideal spot for guests, while a wet bar with a bar fridge and a 3-piece steam shower add to this home's allure. Additional storage space is also thoughtfully incorporated on this level. The property also features an oversized double detached garage, fully finished and heated for your convenience. Modern updates, including solar panels, built...

Family room 21.00 Ft x 10.00 Ft  
 Addition 6.83 Ft x 5.33 Ft  
 Other 7.33 Ft x 4.00 Ft  
 3pc Bathroom 10.00 Ft x 6.83 Ft  
 Living room 16.67 Ft x 16.42 Ft  
 Laundry room 12.25 Ft x 9.17 Ft

Living room 15.50 Ft x 11.42 Ft  
 Dining room 11.83 Ft x 9.42 Ft  
 Foyer 11.33 Ft x 5.42 Ft  
 Primary Bedroom 17.08 Ft x 11.50 Ft  
 Other 6.42 Ft x 4.92 Ft  
 Bedroom 12.00 Ft x 8.75 Ft

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

Listing Presented By:



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Kitchen 11.67 Ft x 11.33 Ft

4pc Bathroom 8.42 Ft x 7.92 Ft