

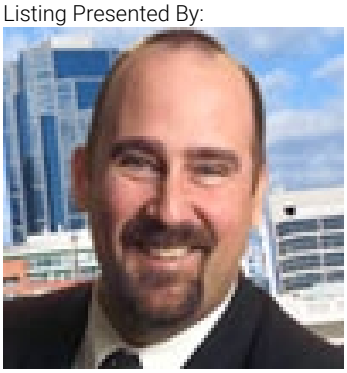
627 16 Street Calgary Alberta

$1,995,000

Situated on an oversized 32' x 135' west-backing lot in the heart of Hillhurst, just steps from Queen Elizabeth Schools, this exceptional family home was built by Cedar Rock Homes, an award-winning Calgary inner-city builder known for its quality craftsmanship and attention to detail. Offering over 3,700 sq.ft. of developed living space, this thoughtfully designed 2-storey features 4 bedrooms, 3.5 bathrooms, a fully developed basement, A/C, a triple detached garage, and a large, private backyard. Combining contemporary architecture, quality finishings, and a functional family-friendly layout, this home offers an outstanding opportunity in one of Calgary's most established inner-city communities. The main floor features 10' ceilings, wide-plank engineered hardwood flooring, and large windows that bring in plenty of natural light. A spacious front office with French doors provides a comfortable work-from-home space, while the open kitchen, dining, and living areas are well suited for everyday living and entertaining. The living room includes a gas fireplace with custom built-ins, and the dining area provides direct access to the west-facing backyard and patio. The kitchen features full-height custom cabinetry, quartz countertops, an oversized island, a 36" gas range, custom hood fan, and integrated appliances. A butler's pantry offers additional cabinetry, storage, and a prep sink, while the side-entry mudroom includes built-in storage. Upstairs, the wide-plank hardwood flooring continues throughout the upper level, which includes two generous secondary bedrooms, a 5-piece bathroom, and a dedicated laundry room. The primary suite features vaulted ceilings, a spacious walk-in closet with custom organizers, and a well-appointed ensuite with heated tile floors, dual vanities, a freestanding soaker tub, private water closet, and glass-enclosed steam shower. The fully dev...

Recreational, Games room 21.67 Ft x 15.50 Ft
Bedroom 11.50 Ft x 16.50 Ft
3pc Bathroom .00 Ft x .00 Ft
Exercise room 10.08 Ft x 16.25 Ft
Storage 11.92 Ft x 4.58 Ft
Dining room 9.58 Ft x 13.50 Ft
2pc Bathroom .00 Ft x .00 Ft
Other 7.75 Ft x 6.50 Ft
Foyer 11.92 Ft x 10.83 Ft
Primary Bedroom 13.42 Ft x 17.00 Ft
5pc Bathroom .00 Ft x .00 Ft
Bedroom 12.83 Ft x 13.50 Ft

Listing Presented By:



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Kitchen 10.92 Ft x 17.50 Ft

Living room 13.42 Ft x 18.42 Ft

Office 12.92 Ft x 12.83 Ft

Bedroom 11.33 Ft x 12.00 Ft

5pc Bathroom .00 Ft x .00 Ft

Laundry room 10.50 Ft x 6.58 Ft