



## 88 Wentworth Square Calgary Alberta

\$1,188,000

Wonderful Wentworth. Executive 3 bedroom 3.5 bath 4 storey split, semi-detached home in West Springs. Over 3261 SF of artfully and newly renovated living space has been enhanced with an abundance of custom features throughout. Spacious entry featuring LED detailed chandeliers and an impressive wide feature staircase. The open plan kitchen feature Wolf M Series Stainless appliance package including a 4 burner gas cooktop, wall oven, Smart Convection/Microwave oven with feature Wall Canopy hood fan. Miele dishwasher and a Samsung 4 door refrigerator/freezer with beverage centre. An abundance of custom Shaker style cabinetry, pull-out drawers with soft close feature and Champagne gold hardware. Expansive kitchen island with quartz countertop and ample seating, Farmhouse sink with Kraus brush gold high arch pull down faucet highlighted by pendant lighting. The adjacent sitting/dining rooms feature incredible vaulted ceilings with impressive oversized windows and custom Herman Miller chandelier. Enjoy morning coffee on the balcony adjacent to the kitchen with natural gas BBQ hook-up. Living Room with a gas fireplace and stone surround, an abundance of LED pot lights and French door to the covered deck with separate gas fireplace. Main level Primary Suite featuring Custom 5 piece ensuite bath with deep soaker tub, vanity with his and her sinks, large custom glass steam shower with bench. Custom Walk-in closet with laundry chute. Lower floor laundry room with new Samsung Steam wash/Steam dry, Triple Sized front load laundry set and ample storage. Ascend the central staircase to the Upper level with cozy sitting area with feature gold chandelier, 2 additional spacious bedrooms both with walk-in closets and 4 piece ensuite bath with tub, shower, large vanity with quartz countertop. Descend the central feature staircase to the fully developed walk-up basement with in-floor h...

Kitchen 22.25 Ft x 14.75 Ft  
 Dining room 14.75 Ft x 11.08 Ft  
 Primary Bedroom 14.75 Ft x 15.25 Ft  
 Living room 17.42 Ft x 18.00 Ft  
 2pc Bathroom 5.50 Ft x 5.67 Ft  
 5pc Bathroom 10.92 Ft x 12.17 Ft

Bedroom 13.67 Ft x 12.50 Ft  
 4pc Bathroom 9.50 Ft x 9.67 Ft  
 Laundry room 11.08 Ft x 6.08 Ft  
 Recreational, Games room 28.25 Ft x 22.33 Ft  
 Furnace 5.83 Ft x 11.25 Ft  
 4pc Bathroom 8.58 Ft x 5.42 Ft

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

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Bedroom 14.75 Ft x 14.08 Ft