\$1,075,000 - 94 Tuscany Summit Green Nw, Calgary

MLS® #A2243122

\$1,075,000

3 Bedroom, 4.00 Bathroom, 2,615 sqft Single Family on 0.15 Acres

Tuscany, Calgary, Alberta

This stunning two-storey home offers 2,600 square feet of living space above grade and is perfectly positioned on a peaceful cul-de-sac. It boasts a fully finished walkout basement that backs onto a beautiful south-facing ravine, ensuring privacy and breathtaking views. Originally designed as a show home, this property is loaded with high-end upgrades, including 9-foot ceilings on the main level, sleek granite countertops, and a gourmet kitchen equipped with a central island, breakfast bar, gas range, and a spacious corner pantry. Upon entering, you'll be greeted by a front-facing den. The open-concept main floor showcases stunning views of the ravine, filling the space with natural light and creating a warm, inviting atmosphere. The home offers over 3,600 square feet of total living space. featuring 4 bedrooms, 3 full bathrooms, and a convenient half bath. Upstairs, you'll find three generously-sized bedrooms, a spacious bonus room, and a beautifully appointed laundry room with built-in cabinetry & a lenghty counter. The Primary Bedroom offers ample space for a King-sized bed and overlooks the serene backyard and ravine. The luxurious ensuite is complete with a deep soaker tub, an oversized shower, dual sinks, and a walk-in closet with custom cabinetry and plenty of storage. The walkout basement is perfect for privacy and separation, offering a large living area, recreation room, an additional bedroom, a full bathroom, and direct access to the backyard.Relax in the evenings on the







expansive deck, taking in the peaceful surroundings as the sun sets over the ravine. This home also features two high-efficiency furnaces, in-floor heating in the basement with an on-demand heating system, and an oversized garage with an 8-foot high door. See supplements for a floor plan and don't forget to view the Virtual Tour. (id:6289)

Built in 2007

Essential Information

Listing # A2243122 Price \$1,075,000

Bedrooms 3
Bathrooms 4.00
Half Baths 1

Square Footage 2,615 Acres 0.15 Year Built 2007

Type Single Family

Sub-Type Freehold

Community Information

Address 94 Tuscany Summit Green Nw

Subdivision Tuscany
City Calgary
Province Alberta
Postal Code T3L0B8

Amenities

Amenities Playground, Recreation Nearby, Schools, Shopping

Features Cul-de-sac, Gas BBQ Hookup

Parking Spaces 4

Parking Attached Garage, Oversize

of Garages 2

Interior

Appliances Refrigerator, Range - Gas, Dishwasher, Freezer, Microwave Range

Hood Combo, Window Coverings, Washer & Dryer

Heating Natural gas Other

Cooling None Fireplace Yes

of Fireplaces 1 # of Stories 2

Has Basement Yes

Basement Walk out

Exterior

Exterior Concrete, Vinyl siding

Exterior Features Landscaped

Construction Poured concrete, Wood frame

Foundation Poured Concrete

Listing Details

Listing Office CIR Realty





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