

\$1,495,000 - 108 Canterville Road Sw, Calgary

MLS® #A2257520

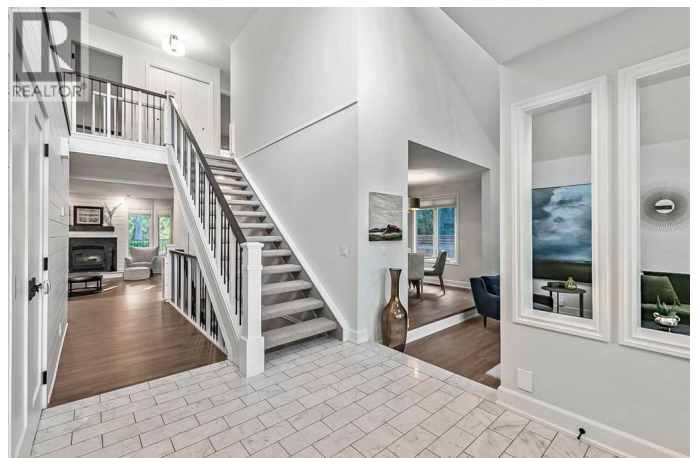
\$1,495,000

7 Bedroom, 4.00 Bathroom, 3,049 sqft

Single Family on 0.17 Acres

Canyon Meadows, Calgary, Alberta

Beautifully updated home backing onto a private park! Discover unparalleled sophistication in this magnificent renovated residence, masterfully positioned on one of the community's most coveted streets and backing onto tranquil parkland. This exceptional property presents over 4,700 square feet of meticulously crafted living space, featuring seven bedrooms and four bathrooms across multiple thoughtfully designed levels. Upon entry, soaring vaulted ceilings and an elegant open riser staircase create an atmosphere of grandeur. The formal living and dining areas provide gracious entertaining spaces, complemented by dual fireplaces including a gas feature and a classic wood-burning hearth that infuses the secondary living area with warmth and character. The gourmet kitchen showcases premium stainless steel appliances including Wolf gas range, steam convection oven, microwave, Sub-Zero refrigerator with cooling drawers, beverage center, and Miele dishwasher. Granite countertops and abundant storage complete this culinary sanctuary, flowing seamlessly to an expansive deck overlooking professionally landscaped grounds. The main level accommodates a versatile bedroom with adjacent three-piece bathroom, plus convenient laundry facilities and mudroom connecting to the oversized attached garage. The upper level houses the luxurious primary bedroom featuring dual closets and a spa-inspired five-piece ensuite with heated floors, jetted tub, and steam



shower. Three additional generously proportioned bedrooms share a renovated four-piece bathroom. The fully developed basement offers two bedrooms, recreational space, office, and fourth bathroom. Premium mechanical systems include dual furnaces, hot water tanks, Kinetico water softener & reverse osmosis systems, and dual central air conditioning. Exterior improvements feature rubber roofing and concrete work, while windows were also updated within the past decade. This home's prime location puts you within walking distance to schools of all levels, fitness facilities, tennis courts, LRT, public transportation, all your amenities, and the natural beauty of Fish Creek Park and the prestigious Canyon Meadows Golf & Country Club! (id:6289)

Built in 1981

Essential Information

Listing #	A2257520
Price	\$1,495,000
Bedrooms	7
Bathrooms	4.00
Square Footage	3,049
Acres	0.17
Year Built	1981
Type	Single Family
Sub-Type	Freehold

Community Information

Address	108 Canterville Road Sw
Subdivision	Canyon Meadows
City	Calgary
Province	Alberta
Postal Code	T2W4R3

Amenities

Amenities	Golf Course, Park, Playground, Recreation Nearby, Schools, Shopping
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Features	Treed, PVC window, No neighbours behind, No Smoking Home, Level, Gas BBQ Hookup
Parking Spaces	4
Parking	Attached Garage, Oversize
# of Garages	2

Interior

Appliances	Refrigerator, Water softener, Gas stove(s), Oven, Microwave, Hood Fan, Washer & Dryer
Heating	Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	2
# of Stories	2
Has Basement	Yes

Exterior

Exterior Features	Landscaped, Lawn
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office RE/MAX Landan Real Estate



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