

\$1,385,000 - 720 15 Street Nw, Calgary

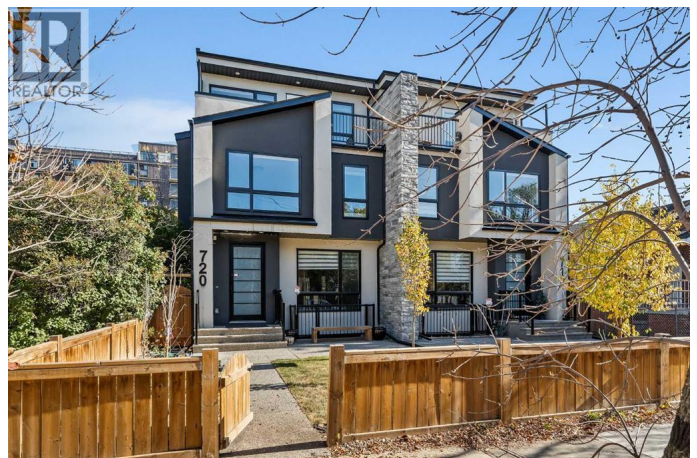
MLS® #A2263806

\$1,385,000

5 Bedroom, 5.00 Bathroom, 2,880 sqft
Single Family on 0.08 Acres

Hillhurst, Calgary, Alberta

Proudly presenting 720 -15 St. NW. Wonderfully situated in the coveted community of Hillhurst, this 3,800 plus SF custom home presents like new while delivering an impressive list of upscale features including 5 bedrooms (2 primary bedrooms with ensuites), 5 bathrooms (2 steam showers), 2 laundry rooms, 2 fireplaces, a stunning open staircase & ELEVATOR! The bright main floor boasts a designer kitchen with extended cabinetry & pull-out pantry, stainless steel appliances with induction cooktop, beverage fridge, quartz countertops & a vast island with seating for 4. An oversized dining area easily accommodates large gatherings while the stylish living room with fireplace and glass doors opens seamlessly to the backyard. A chic powder room & practical mudroom with built-in storage complete this level. Upstairs, the striking open-riser staircase with glass panels leads to two full floors of hardwood-accented luxury living. The 2nd level is ideal for families offering two spacious secondary bedrooms with closet organizers & a beautifully upgraded 4-piece bath with heated floors. The 1st primary suite shares this level & is an excellent option for parents with young children. Featuring oversized windows, a custom walk-in closet & a spa-inspired ensuite with dual sink quartz vanity, freestanding tub, steam shower, & heated floors. A well-equipped laundry room with sink, quartz folding counter, & cabinetry adds convenience to this level. The 3rd floor is



dedicated to refined living, highlighting a 2nd primary retreat with walk-in closet, lavish ensuite (dual quartz vanity, freestanding tub, steam shower, heated floors) & access to a sun-drenched private balcony overlooking the treetops. A spacious owner’s lounge with wet bar provides the perfect setting to relax, work from home, or enjoy quiet evenings. Completing this floor is a 2nd laundry room. The lower level brings family & friends together in a cozy family room with fireplace & a full wet bar with beverage fridge. A large 5th bedroom & 5th bathroom with heated floors round off this comfortable space. Other notable upgrades in this executive residence include a double insulated & drywalled garage with unique front & back doors allowing for additional parking, air conditioning, in-floor heating in ALL bathrooms, an elevator to age-in-place or accommodate multi-generational living, custom built-ins in ALL closet, a 75-gallon hot water tank, 200-amp electrical panel, built-in ceiling speakers & security system. Nestled just steps to parks, trendy restaurants, & the vibrant Kensington district, this luxury property offers a perfect balance of tranquillity & urban convenience. Its proximity to the Bow River, downtown, University of Calgary, SAIT & Foothills Hospital provides a remarkable location for work & play. With easy access to Memorial Drive & Crowchild Trail, this is a rare opportunity to own a magnificent property in one of Calgary’s most desirable neighbourhoods. (id:6289)

Built in 2020

Essential Information

Listing #	A2263806
Price	\$1,385,000
Bedrooms	5

Bathrooms	5.00
Half Baths	1
Square Footage	2,880
Acres	0.08
Year Built	2020
Type	Single Family
Sub-Type	Freehold

Community Information

Address	720 15 Street Nw
Subdivision	Hillhurst
City	Calgary
Province	Alberta
Postal Code	T2N2B2

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	Back lane, Wet bar, Elevator, Closet Organizers, Gas BBQ Hookup
Parking Spaces	3
Parking	Detached Garage
# of Garages	2

Interior

Appliances	Refrigerator, Microwave, Oven - Built-In, Hood Fan, Window Coverings, Cooktop - Induction
Heating	Other, Forced air, In Floor Heating
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	2
# of Stories	3
Has Basement	Yes

Exterior

Exterior	Stone, Stucco
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	Coldwell Banker Mountain Central
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