

# WELCOME HOME

## RICHMOND PARK



PROUDLY PRESENTED BY SUSANNE HARVEY & SARAH LAYCOCK

# WELCOME HOME

## URBAN CHIC!

Bordering Knob Hill and South Calgary, this sleek and contemporary home is brilliantly designed. A grand main floor flex room/den leads to a breathtaking "chef's" kitchen complete with Thermadore gas stove and top notch appliances wrapped in Blanco Carrerra marble counter tops(also in bathrooms!!) and rich two-toned cabinetry! The generous dining area features built-in cabinetry and decadent drop pendant lighting. Spacious and inviting living room with feature fireplace accented with engineered hardwood "Wenge" flooring. The upper level offers a stunning master with walk-in closet, patio and 5-piece "dream" ensuite with soaker tub, dual vanities, heated toilet (!), heated floors and rain shower with 10m glass shower door- dreamy! The second and third bedrooms are well sized and a crisp 4-pc bathroom is sure to excite! Convenient upper laundry area too! The lower level is completely finished with a huge 4th bedroom, 4-piece bathroom, wine room, storage room plus media room with heated floors! A very private backyard with spacious deck, double detached garage, central air and inground sprinklers complete the picture. Welcome Home...

BEDROOMS:	3+1	STYLE:	Two Storey
BATHROOMS:	3.5	MLS:	C3450505
SIZE:	1,917 + 938 SQ.FT.	PLAN:	4479P
YEAR BUILT:	2007	BLOCK:	3
PARKING:	Double Detatched Garage	LOT:	6
FRONT EXPOSURE:	South	TAXES:	\$3,635 / 2010
BASEMENT:	Fully Finished		

**Included in Price:** Alarm/Security System, Dishwasher-Built-In, Garburator, Hood Fan, Garage Opener-2 Control, Refrigerator, Stove-Gas, Window Coverings-All, Water Softener, Washer and Dryer

\*\*Measurements to be verified by buyer. Information is presumed to be accurate but not guaranteed\*\*



VERY PROUDLY PRESENTED BY  
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