

\$1,249,999 - 13104 Bonaventure Drive Se, Calgary

MLS® #A2091089

\$1,249,999

4 Bedroom, 5.00 Bathroom, 2,896 sqft

Residential on 0.18 Acres

Lake Bonavista, Calgary, Alberta

Unlock the door to your future, where your dream sanctuary awaits...Step into luxury in your new sophisticated and modern home in highly sought after Bonavista Estates, which boasts TWO Primary Suites both with ensuite bathrooms! Professionally designed by distinguished architect Dwayne Seal Custom Designs, located on a MASSIVE corner lot, with over 4000 square feet of developed space, there is a room for everyone in the family to enjoy, escape, relax and play! Upon walking into your 18' foyer, you will be blown away by the stylish open layout and double stone wall feature with fireplace. As you come around the corner to the gourmet kitchen, you will absolutely fall head over heels. Everything the chef in your family needs including endless counter space, marble backsplash, massive island, french door fridge, double sink, extra prep sink, and 6 burner gas range. Eating meals is luxurious in your substantial dining room, complete with chandelier. French doors can be open to the front deck or onto the back deck to increase your living space and create an absolutely beautiful ambience. Upstairs you'll find your 4 over-sized bedrooms and your two primary suites. Arriving at the top of the stairs you will enter the reading nook/meditation space and your second primary suite with ensuite. Up just a few more stairs, ACROSS THE BRIDGE, you'll come upon your vast 1000 sf. primary suite bathed in natural sunlight and views of your mature backyard trees . One of the major highlights of



this home is the extraordinary primary ensuite. Fall in love with your expansive shower including a rain shower, and body jets, and relax and enjoy a soak in your amazing tub with views! There's yet more living to be done in your fully finished basement with added rec room and flex space for whatever your heart desires! With the immense back yard, there are so many areas to enjoy, from hot tubbing, to roasting marshmallows over the fire and summer dinners on your deck. You will appreciate the year round lake access with your family skating and tobogganing in the Winter and swimming, kayaking, paddle boarding and working on your tan in the Summer months! Bonavista is close to absolutely every amenity, as well as schools, ice rinks, tennis courts, and an easy commute to downtown or anywhere in the city with the proximity to Anderson and to Deerfoot. This home is a perfect balance between luxury and functionality, so don't wait, call your favourite realtor and book a showing today!

Built in 2014

Essential Information

MLS® #	A2091089
Price	\$1,249,999
Sold Price	\$1,185,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,896
Acres	0.18
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	2 Storey Split
Status	Sold

Community Information

Address	13104 Bonaventure Drive Se
Subdivision	Lake Bonavista
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 5J5

Amenities

Amenities	Beach Access, Clubhouse, Playground, Racquet Courts, Recreation Facilities
Parking Spaces	6
Parking	Double Garage Attached

Interior

Interior Features	Breakfast Bar, Closet Organizers, Double Vanity, French Door, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Skylight(s), Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Built-In Gas Range, Built-In Refrigerator, Dishwasher, Garage Control(s), Garburator, Microwave, Oven, Range Hood, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Dog Run, Garden, Private Yard
Lot Description	Back Lane, Back Yard, Corner Lot, Dog Run Fenced In, Front Yard, Lawn, Garden, Landscaped, Many Trees, Treed
Roof	Asphalt Shingle
Construction	Cedar, Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 1st, 2023
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Date Sold	November 11th, 2023
Days on Market	10
Zoning	R-C1
HOA Fees	360.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX LANDAN REAL ESTATE
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