

\$1,999,900 - 52 Langton Drive Sw, Calgary

MLS® #A2106869

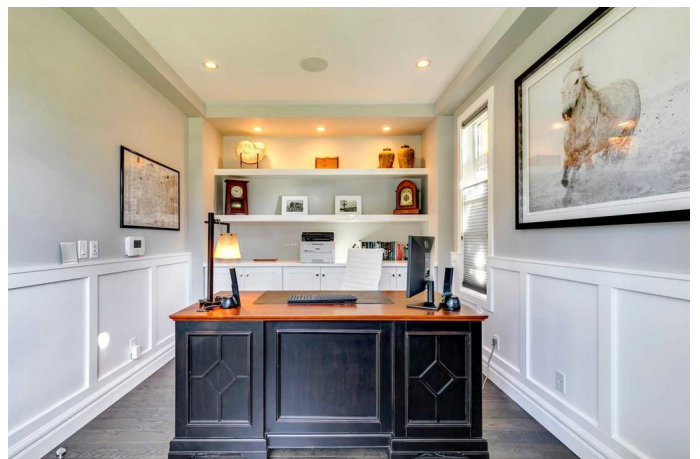
\$1,999,900

4 Bedroom, 4.00 Bathroom, 2,732 sqft

Residential on 0.14 Acres

North Glenmore Park, Calgary, Alberta

Beautifully crafted, AIR CONDITIONED home with 3+1 bedrooms, 3.5 baths on a 48.5x122 foot lot, with a TRIPLE DETACHED GARAGE in the heart of North Glenmore Park. As you enter into the spacious foyer, you find your warm and bright den to your right, with wainscoting walls and custom bookshelves, and your formal dining room to your left with a walk-through butler pantry with access to the kitchen. The central hallway showcases a wide staircase with pretty white railings, and highlights the lovely dark hardwood floors, which are found throughout the main floor and up the stairs as well. The generously-sized living room with gas fireplace and mantle, accent shelving, and tons of pot lights, highlights the open floor plan. The stunning and spacious kitchen, with island and nook area for weekday family dinners, boasts ceiling-height cabinetry, gas range, and a built-in microwave. The mudroom has storage cubbies and wall hooks, and leads you right onto your covered deck with built-in bbq, perfect for early spring and late fall entertaining. The walkway from the deck leads you to the beautifully manicured backyard with a stone-floored pergola, flowers galore, greenhouse, and large triple garage with natural gas hookup. On the second floor you have the laundry room with a sink and tons of custom cabinetry, and a good-sized second and third bedroom, which share a 4-piece bath. The primary suite features built-in cabinets & a recessed ceiling, and the ensuite



showcases dual sinks with vanities and uppers, a large soaker tub, separate enclosed glass shower, and an incredible walk-in closet. The basement has everything you could ever want! Large rec room with a gas fireplace, a wet bar with bar fridge, a media room big enough for the whole fam jam, 4th bedroom (currently being used as a gym) & 4-piece bath with in-floor heat. This picture perfect home has everything that a growing family will need and more!

Built in 2013

Essential Information

MLS® #	A2106869
Price	\$1,999,900
Sold Price	\$2,030,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,732
Acres	0.14
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	52 Langton Drive Sw
Subdivision	North Glenmore Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 5E9

Amenities

Parking Spaces	3
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Parking	Triple Garage Detached
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Interior

Interior Features	Bar, Beamed Ceilings, Bookcases, Breakfast Bar, Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Recreation Facilities, Stone Counters, Storage, Walk-In Closet(s), Wet Bar
Appliances	Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Family Room, Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Built-in Barbecue, Garden, Outdoor Kitchen
Lot Description	Back Lane, Back Yard, Lawn, Garden, Underground Sprinklers, See Remarks
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 9th, 2024
Date Sold	March 8th, 2024
Days on Market	28
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Real Estate (Central)
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