

\$869,600 - 91 Sunmount Road Se, Calgary

MLS® #A2108513

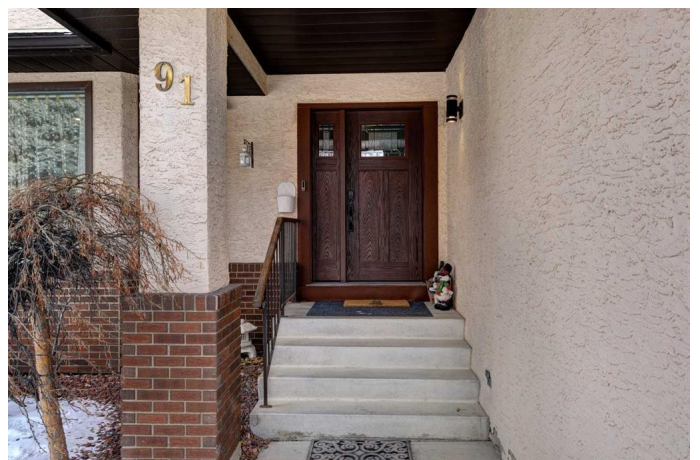
\$869,600

5 Bedroom, 4.00 Bathroom, 2,393 sqft

Residential on 0.12 Acres

Sundance, Calgary, Alberta

Welcome to this stunning house offers a blend of modern design and functionality, making it an ideal home for anyone seeking luxury and comfort. Spacious Living Area With over 3400 square feet of living space, offers 5 bedrooms and 4 bathrooms, there's ample room for relaxation and entertainment. The EXTENSIVE RENOVATIONS undertaken from 2021 to 2022 have converted the property into a showpiece with meticulous attention to detail. The main floor has undergone a wonderful transformation, Walls have been removed on the main floor to create an open layout, enhancing the flow of natural light and creating a sense of spaciousness (2021). New front door with it's own smart lock adds a modern touch (2021). New paint all over the house (2021), New flooring all over the house (2021, 2023), New blinds (2023), Fully Renovated Kitchen has undergone a spectacular transformation with new cabinets, backsplash, fan hood, sink, and a huge waterfall island (including in-built wine rack and pullout garbage cabinet), New stainless steel appliances and custom built wine racks add to the functionality and style of the space (2021). Bathrooms have been fully renovated with new vanities, toilets with bidets, tiles, and framed door shower stalls, giving them a fresh and modern look (2022). Updated interior design of dining, living room and family room with New knockdown ceiling with pot lights throughout the main floor (2021). Walk-in closets in primary and second bedrooms have



been upgraded with shelves and drawers, while the primary King-sized master bedroom boasts a new double vanity in its own 5-piece ensuite (2021). The laundry room has also been upgraded for added convenience (2022). The house is equipped with New dual furnaces, dual water tanks, and humidifiers, ensuring comfort and efficiency throughout the year (2023). Also you will enjoy the Air Conditioning system in summer time in bedrooms. New Roof Repair also has been done in 2019. Outdoor Enhancements with New exterior lighting and a patio offer additional spaces for outdoor enjoyment and relaxation (2020). The basement features an upgraded wet bar, one additional bedroom and an upgraded bathroom, storage areas, perfect for entertaining guests or relaxing with family. Also you will enjoy having access to the Sundance lake. Convenient Location situated only steps away from Fish Creek Park, access to elementary, junior and senior high schools, bus stops, shopping centers, community centers, and other amenities offers unparalleled convenience. Easy access to the new ring road and the mountains adds to its appeal. Every detail of the renovations has been executed with high-quality materials, resulting in a show home-like appearance that exudes luxury and sophistication. With its luxurious amenities, convenient location, and meticulous attention to detail, this house offers a comfortable and refined lifestyle for its occupants. It's truly a place where you can move in and start enjoying the finer things in life.

Built in 1987

Essential Information

MLS® #	A2108513
Price	\$869,600
Sold Price	\$869,600

Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,393
Acres	0.12
Year Built	1987
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	91 Sunmount Road Se
Subdivision	Sundance
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 2M7

Amenities

Amenities	Other
Parking Spaces	2
Parking	Double Garage Attached

Interior

Interior Features	No Smoking Home, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Electric Oven, Electric Stove, Microwave, Refrigerator, Washer
Heating	Standard, Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Dog Run
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Lot Description	Back Lane, Landscaped, Level, Rectangular Lot
Roof	Cedar Shake
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 17th, 2024
Date Sold	March 1st, 2024
Days on Market	13
Zoning	R-C1
HOA Fees	270.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	First Place Realty
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