

\$1,999,999 - 320 11 Street Nw, Calgary

MLS® #A2113087

\$1,999,999

4 Bedroom, 5.00 Bathroom, 2,731 sqft

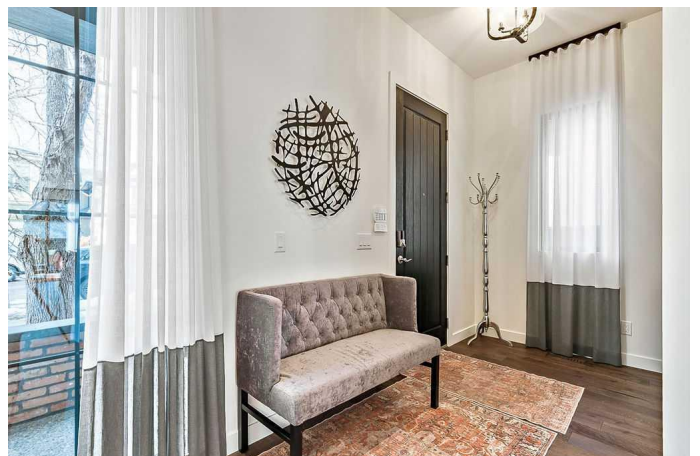
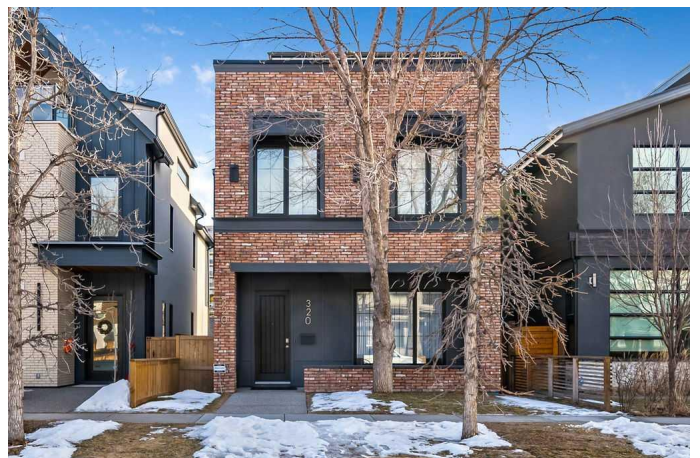
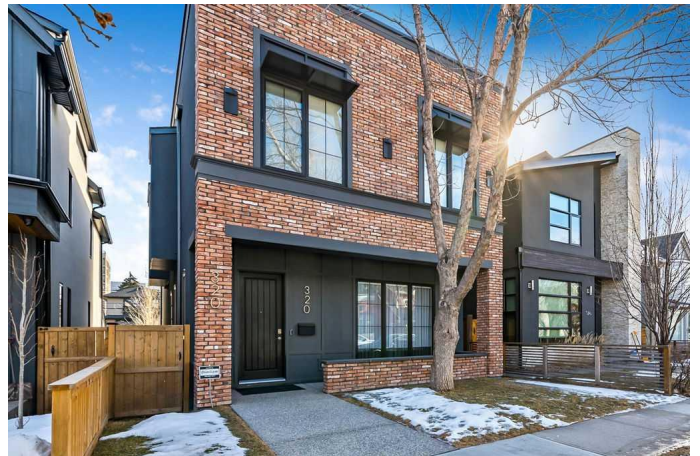
Residential on 0.09 Acres

Hillhurst, Calgary, Alberta

EXECUTIVE BUILT- ***OPEN HOUSE

SUNDAY APRIL 21/24- 1pm-4pm***

A classic Chicago brick-finished, luxury home situated in the desirable community of Hillhurst Proper on the highly coveted 11th street! Steps from all the fabulous restaurants, pubs, and shopping in Kensington, as well as quick access to the Bow River pathways, C-train and downtown. The home includes over 3600 square feet of luxury living space, four bedrooms, three full bathrooms, two 1/2 baths, and a finished basement. The TRIPLE garage is a dream come true, with epoxy-finished floors, a built-in workstation, plenty of overhead storage racking and wall mounts for the tools. The open-concept main floor showcases 10' ceilings, a large front foyer, a 1/2 bath, a spacious dining room, a chef-inspired kitchen with Wolf & Subzero appliances, and a bright living room with large sliding doors to the low-maintenance backyard oasis. Upstairs boasts the laundry room and three spacious bedrooms, including the primary retreat with a spa-inspired 5-piece ensuite with heated floors, dual vanity, oversized steam shower, and a freestanding soaker tub. The lavish primary suite features floor-to-ceiling windows, access to its private balcony, and a large walk-in closet designed with custom built-in cabinetry. A fully developed sun-drenched loft on the 3rd level provides a 1/2 bath, a large open area currently used as an office and fitness room, and an enormous 250 sq/ft



west-facing balcony, making this level a treasured oasis for any buyer.

The fully finished basement, with heated floors and thick, luxurious carpeting, mirrors the rest of the high-end finishings throughout the home. It includes a large rec room, a built-in wet bar, a temperature-controlled custom-crafted wine cabinet, a large bedroom with a walk-in closet, a full bath, and ample storage. This home is a show-stopper!

Luxurious homes rarely become available on this desirable street; call your favourite realtor today and LOVE where you live.

Built in 2021

Essential Information

MLS® #	A2113087
Price	\$1,999,999
Sold Price	\$1,943,300
Bedrooms	4
Bathrooms	5.00
Full Baths	3
Half Baths	2
Square Footage	2,731
Acres	0.09
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	3 Storey
Status	Sold

Community Information

Address	320 11 Street Nw
Subdivision	Hillhurst
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 1X1

Amenities

Utilities	Electricity Connected, Natural Gas Connected, High Speed Internet Available
Parking Spaces	3
Parking	Alley Access, Garage Faces Rear, Heated Garage, Insulated, Oversized, Paved, Permit Required, Secured, Triple Garage Detached, Workshop in Garage

Interior

Interior Features	Bar, Bookcases, Built-in Features, Ceiling Fan(s), Central Vacuum, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Smart Home, Soaking Tub, Sump Pump(s), Walk-In Closet(s), Wet Bar, Wired for Sound
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Garburator, Gas Range, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Wine Refrigerator
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Blower Fan, Brick Facing, Gas, Living Room, Mantle
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, BBQ gas line, Lighting, Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Front Yard, Low Maintenance Landscape, Landscaped, Private
Roof	Asphalt Shingle
Construction	Brick, Concrete, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	March 14th, 2024
Date Sold	May 18th, 2024
Days on Market	65
Zoning	M-CG d72
HOA Fees	0.00

Listing Details

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