

\$1,499,900 - 6735 Leeson Court Sw, Calgary

MLS® #A2113758

\$1,499,900

4 Bedroom, 3.00 Bathroom, 1,250 sqft

Residential on 0.30 Acres

Lakeview, Calgary, Alberta

Nestled against lush parks & expansive green spaces, this impeccably maintained bi-level property features 4 bedrooms & 3 baths in the heart of Lakeview Village. Showcasing superior craftsmanship & design throughout its 2,273 sqft of living space,Â bathed in natural light this home sits on a serene cul-de-sac offering an oversized pie-shaped lot for an extra touch of tranquility to its charm.Â Enter this haven of elegance, where every detail is a work of art. The interior is adorned with luxurious touches, including exquisite limestone tiles, triple-pane Pella windows, & the warmth of solid walnut doors and trim. Designer hardware & lighting add a sophisticated touch, creating an atmosphere of refined beauty. The dining area, offers a seamless connection to the gourmet kitchen featuring custom cherry cabinetry, granite countertops, Italian shell mosaic backsplash, & top-of-the-line appliances, elevating the culinary experience to new heights. Next to the kitchen, a charming breakfast nook, opening up to double sliding patio doors that unveil a breathtaking view. This outdoor haven boasts a generously sized deck & an interlocking brick terrace, adorned with a graceful pergola. The lush landscaping, planted with perennials and shrubs, transforms the backyard into a meticulously crafted oasis. It's a paradise for gardening enthusiasts & a serene retreat for those seeking natural beauty right at home. The main level also hosts a delightful living room featuring a charming brick wood-burning



fireplace that adds warmth and character. The master bedroom with a built-in closet with an ensuite for a touch of luxury, an additional bedroom, & a spa-inspired guest bathroom with a deep soaker tub. Both levels and the patio are wired for a sound system, & ethernet wiring facilitates seamless connectivity for those working from home. Custom iron staircase, graced with a walnut railing and floating limestone treads, a new realm of beauty unfolds in the lower level. Two additional bedrooms, thoughtfully designed and welcoming, await your exploration. An additional spa-inspired bathroom ensures convenience & comfort. Features a convenient laundry room & a dedicated mudroom for extra storage. The family room, with a second wood-burning fireplace, is a cozy retreat designed for relaxation & entertainment. The tandem heated double garage, along with extra driveway parking, adds convenience and security. This home enjoys proximity to Earl Grey Casino & Lakeview Golf Courses, North Glenmore Park, Glenmore Athletic Club, and Glenmore Reservoir, with well-maintained walking, hiking, & cycling trails. Canoeing, kayaking, & other recreational activities are all within walking distance. With numerous schools in the vicinity, this home is a rare gem in a thriving & inviting community. Don't miss the opportunity to claim this extraordinary property before it's gone.

Built in 1964

Essential Information

MLS® #	A2113758
Price	\$1,499,900
Sold Price	\$1,400,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3

Square Footage	1,250
Acres	0.30
Year Built	1964
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	6735 Leeson Court Sw
Subdivision	Lakeview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 6B5

Amenities

Parking Spaces	4
Parking	Single Garage Attached

Interior

Interior Features	No Smoking Home
Appliances	Dishwasher, Dryer, Gas Stove, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Treed
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 29th, 2024
Date Sold	April 15th, 2024
Days on Market	17
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office TREC The Real Estate Company

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