

\$1,625,000 - 76 Bearspaw Meadows Way Nw, Calgary

MLS® #A2115620

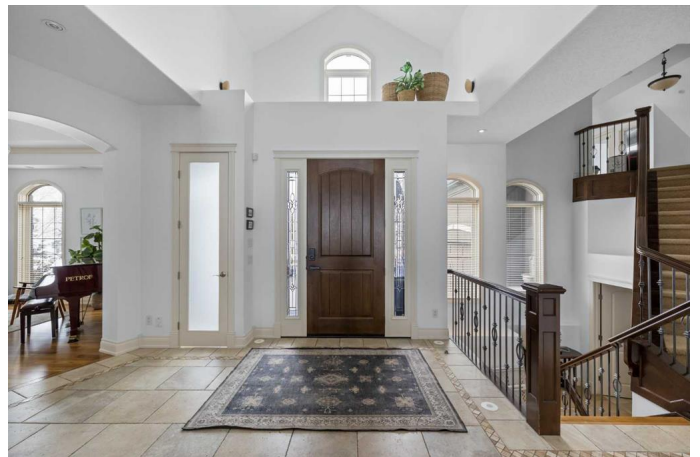
\$1,625,000

4 Bedroom, 3.00 Bathroom, 2,913 sqft

Residential on 0.51 Acres

NONE, Calgary, Alberta

Welcome to your ultimate retreat of luxury and leisure nestled on the lush greens of the exclusive Lynx Ridge golf course. This executive bungalow epitomizes opulence and sophistication, offering an unparalleled living experience in a serene and picturesque setting. As you approach the entrance, a sense of grandeur envelops you, with meticulously manicured landscapes leading the way to your private sanctuary. The architecture exudes timeless elegance, seamlessly blending modern design elements with classic aesthetics. A sprawling driveway welcomes you, flanked by vegetation on one side and ponds on the other setting the tone for the luxurious experience that awaits. Step inside, and you're greeted by an expansive foyer, 12 foot ceilings, gleaming walnut hardwood throughout creating an ambiance of refined indulgence. The open-concept layout seamlessly integrates the living, dining, music room and entertainment spaces, perfect for hosting intimate gatherings or unwinding in style. The heart of the home is the massive gourmet kitchen, oversized island with additional storage, a culinary haven equipped with state-of-the-art appliances, custom cabinetry, and granite countertops. Whether you're a seasoned chef or a casual cook, this kitchen is sure to inspire culinary creativity. As you head to the oversized heated Triple car garage, you will pass a convenient walk in pantry, secret office and laundry room. Retreat to the master suite, a sanctuary of relaxation



and rejuvenation. A king-sized bed beckons you to sink into its plush comfort, while oversized windows offer panoramic views of the verdant fairways. The ensuite bathroom is a lavish retreat in itself, featuring a deep soaking tub, a walk-in steam shower, dual vanities crafted from the finest materials and custom built in closets. A unique loft with vaulted ceilings, builtin library, fireplace and a west facing private balcony creates a beautiful exclusive living space. The fully finished basement is always at the perfect temperature with the IN Floor HEAT throughout, full bathroom, built in bar, wine cellar, fully equipped home gym, dedicated home theater, 3 oversized bedrooms and a massive family room that can accommodate multiple types of recreation. Outside, lounge on the sprawling covered deck or patio beckoning with its resort-style amenities. As the sun sets, gather around the outdoor fireplace and watch as the sky transforms into a canvas of vibrant hues. For the golf aficionado, direct access to the prestigious golf course awaits just beyond your doorstep. Tee off amidst stunning scenery and challenging fairways, knowing that your luxury retreat awaits you at the end of each exhilarating round. With every conceivable amenity at your fingertips, from a fully equipped home gym to a dedicated home theater, this executive luxury bungalow offers unparalleled comfort and convenience. Escape the ordinary and embrace the extraordinary in this exclusive oasis of luxury living on the golf course.

Built in 2007

Essential Information

MLS® #	A2115620
Price	\$1,625,000
Sold Price	\$1,600,000

Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,913
Acres	0.51
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Sold

Community Information

Address	76 Bearspaw Meadows Way Nw
Subdivision	NONE
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L2M3

Amenities

Amenities	Clubhouse, Golf Course
Parking Spaces	6
Parking	Triple Garage Attached

Interior

Interior Features	Built-in Features, Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, Walk-In Closet(s)
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	In Floor, Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit
Lot Description	Backs on to Park/Green Space, Lawn, No Neighbours Behind, Landscaped, Level, Many Trees, On Golf Course
Roof	Asphalt Shingle
Construction	Stone, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	April 4th, 2024
Date Sold	April 8th, 2024
Days on Market	3
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX First
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