

\$1,795,000 - 72 Edenstone Way Nw, Calgary

MLS® #A2148015

\$1,795,000

5 Bedroom, 5.00 Bathroom, 3,906 sqft

Residential on 0.27 Acres

Edgemont, Calgary, Alberta

An incredible rare opportunity awaits with this exquisite residence, nestled in the sought-after enclave of Edenstone in Edgemont. Situated on a prestigious street backing onto green space, this home offers a breathtaking views of the Bow River Valley and Rocky Mountains. Boasting over 3900 square feet above grade, this executive home exudes timeless design and impeccable craftsmanship. Upon entering, you'll be greeted by an inviting foyer that leads to sophisticated living spaces adorned with vaulted ceilings, spindle railings, and a curved staircase. The main floor features a formal vaulted living room, a gracious dining room with tray ceilings, updated kitchen with Meile appliances and granite countertops, a cozy breakfast nook, and a comfortable living room, perfect for relaxing evenings by the fireplace. Additionally, there's a spacious office large enough for multiple work spaces, a powder room for guests, and a convenient laundry and mud room with access to the triple garage. Ascend to the upper level where luxury meets tranquility in the spacious master bedroom suite. Step out onto the private sundeck and soak in the stunning mountain views. The 5 piece ensuite bathroom offers a jetted tub and separate tiled shower. Two of the bedrooms upstairs share a jack and jill bathroom and the 4th bedroom has it's own ensuite and walk in closet. The fully developed walkout basement is an entertainer's dream, featuring a guest bedroom, a 4 piece bathroom, a games area, and a cozy media/theatre area with a wet bar



and a gas fireplace. With ample storage space and in-floor heating, this lower level offers both comfort and functionality. Outside, meticulous landscaping provides a serene retreat for outdoor dining and entertaining on the maintenance-free sundecks. This home showcases pride of ownership and is meticulously maintained throughout. Notable features/updates include windows, Poly-B replaced, 2 furnaces, Air Conditioning, updated exterior and in floor heat in basement. Located on one of the most desirable streets in Edgemont and Northwest Calgary, this residence offers close proximity to many top rated schools, shopping, tennis courts, train station and all other amenities. Families will appreciate the nearby Winter Club, Edgemont Athletic Club, and it's central location for children's activities. Don't miss this rare opportunity to embrace luxurious living with unparalleled views in one of Calgary's most coveted neighbourhoods. Click the media icon for the video and schedule your private showing today!

Built in 1989

Essential Information

MLS® #	A2148015
Price	\$1,795,000
Sold Price	\$1,800,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,906
Acres	0.27
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	2 Storey

Status	Sold
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Community Information

Address	72 Edenstone Way Nw
Subdivision	Edgemont
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 3Z1

Amenities

Parking Spaces	6
Parking	Triple Garage Attached

Interior

Interior Features	Built-in Features, Granite Counters, High Ceilings, Kitchen Island, See Remarks, Vaulted Ceiling(s)
Appliances	Bar Fridge, Built-In Oven, Central Air Conditioner, Dishwasher, Induction Cooktop, Refrigerator, Washer/Dryer, Water Softener, Window Coverings
Heating	In Floor, Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Private Yard
Lot Description	Backs on to Park/Green Space, Environmental Reserve, No Neighbours Behind, See Remarks
Roof	Tile
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 17th, 2024
Date Sold	July 23rd, 2024
Days on Market	6

Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office RE/MAX Real Estate (Mountain View)

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