

# \$1,599,000 - 10 Glenmount Crescent Sw, Calgary

MLS® #A2210683

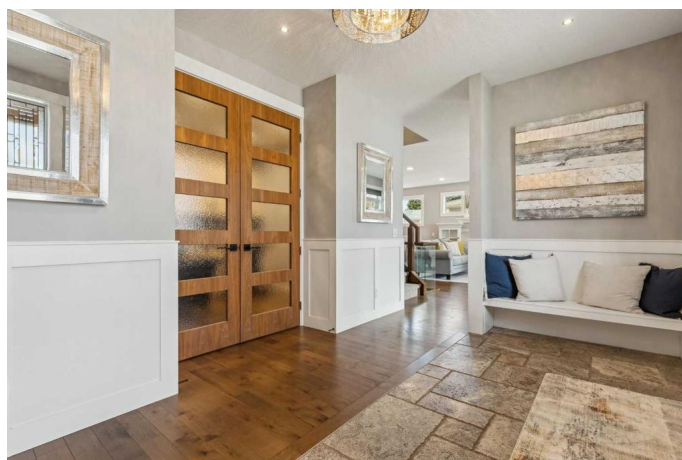
**\$1,599,000**

5 Bedroom, 5.00 Bathroom, 2,328 sqft

Residential on 0.17 Acres

Glendale., Calgary, Alberta

2017 CUSTOM BUILD IN GORGEOUS GLENDALE | Imagine being able to call this 2017 custom-built bungalow your own, without having to go through the process of a new build, and at a cost that would be impossible to achieve today. Built to last and inspired by classic century home architecture, this unique property exudes a timeless elegance and quality craftsmanship rarely seen today. This thoughtfully designed layout offers over 4000 sf of living space, 5 bedrooms, 4.5 bathrooms and a sun-filled loft... a "magical" home that can suit families of all shapes and sizes. The warm and welcoming living room has a custom fireplace, lovely built-in display shelves and is open to the dining room and dream kitchen. Bespoke details include a central island with hand-crafted wood top, a deluxe walk-in pantry, induction cooktop and access to the ideal mudroom, back entry and 3 PC bath. With the enviable SE exposure and numerous windows throughout, life will be sun-filled all day long. There are 3 bedrooms on the main floor (2 sharing the Jack + Jill bathroom) and the primary suite with access to the deck, a large "Cali-closet"™ and luxurious ensuite with heated floors and towel rack, freestanding tub, glass shower and dual vanities. There is an exceptional main floor office with 4 work stations, tons of convenient storage and even a hidden (pull out) work table, ideal for larger art projects. The lower level is a fun and flexible space with a large wet bar, family room, games area and cozy



gas fireplace. The 2 spacious bedrooms share large bathroom, complete with steam shower and built-in sauna. You will appreciate the built-in sound throughout and highly efficient mechanicals, including hot water on demand, a rough-in for future solar power, central A/C, in-floor heating throughout the lower level and hook ups on the main floor for laundry. This sprawling 65ft lot located on a culdesac, opposite a green space, features a 22 x 24 garage, a large deck with a gas line and even a hot tub. Glendale is an eclectic and leafy westside area offering great access to LRT, many popular amenities and a vibrant community association to become a part of. A rare and wonderful opportunity for an urban family seeking comfortable luxury in a central location. Book your look today!

Built in 2017

### **Essential Information**

MLS® #	A2210683
Price	\$1,599,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,328
Acres	0.17
Year Built	2017
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	10 Glenmount Crescent Sw
Subdivision	Glendale.
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T3E 4B3

### Amenities

Parking Spaces	2
Parking	Double Garage Detached, Oversized
# of Garages	2

### Interior

Interior Features	Bookcases, Built-in Features, Double Vanity, Kitchen Island, Open Floorplan, Pantry, Soaking Tub, Vinyl Windows, Walk-In Closet(s), Wet Bar, Ceiling Fan(s), Sauna, Steam Room, Wired for Sound
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	In Floor, Forced Air, Natural Gas
Cooling	None, Rough-In
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Cul-De-Sac
Roof	Asphalt Shingle
Construction	Composite Siding, Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 11th, 2025
Days on Market	67
Zoning	R-CG

### Listing Details

Listing Office	Charles
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