



\$ 848,888.00

## 20 EDGEVALLEY PLACE NW CALGARY

<https://paulbrinton.com>

This spectacular location is nestled in a quiet enclave. An absolutely stunning home with understated elegance and sophistication, estate walkout that offers timeless design and contemporary styling. Enjoy seclusion and privacy and the beautifully manicured yard and extensive use of windows plus a multilevel decking system and patio that creates...

- 4 beds
- 4 baths
- Detached
- Residential
- Active

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## BASIC FACTS

**Style:** 2 Storey

**MLS ® #:** A1160138

**Type:** Detached

**Bedrooms:** 4

**Baths Half:** 1

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-11-28 17:57:14

**Bathrooms:** 4

**Bedrooms Above Grade:** 3

**Date added:** 11/11/21

**Two Piece Bath:** 1

**Lot size:** 7567 sq ft

**Year built:** 1991

**Parking:** Double Garage Attached

## PROPERTY FEATURES

**Garage YN:** Yes

**Fireplace:** 2

**Fireplace Features:**

Basement,Decorative,Family Room,Gas

**Exterior Features:** Dog Run,Private Yard

**District:** CAL Zone NW

**Inclusions:** Underground sprinkler system, built in shelving in secondary bedroom and office, built in security system, built in vac system and attachments, nine ceiling fans.

**Lot Features:** Cul-De-Sac,Front Yard,Underground Sprinklers,Pie Shaped Lot,Sloped,Treed

**Total Parking:** 4

**Flooring:** Carpet,Ceramic Tile,Hardwood

**Community Features:** Park,Schools Nearby,Playground,Street Lights,Shopping Nearby

**Fencing:** Fenced

**Cooling:** Central Air

**Interior Features:** Bookcases,Ceiling Fan(s),Central Vacuum,Granite Counters,High Ceilings,Jetted Tub,No Smoking Home,Open Floorplan,Vaulted Ceiling(s),Walk-In Closet(s),Wet Bar

**Roof Type:** Asphalt Shingle



**Heating Type:** Forced Air,Natural Gas

## PROPERTY INFORMATION

**Basement:** Finished, Walk-Out

**Laundry features:** Main Level

**Transaction Type:** For Sale

**Title Land:** Fee Simple

**Rooms Above Grade:** 7

**Suite:** No

**Frontage Metres:** 14.95M 49`1"

**Living Area SF:** 2189.00

**Structure Type:** House

**Restrictions:** None Known

**Levels:** Two

**Zoning:** R-C1

**List Price Square Foot:** \$ 387.80

**Photo Count:** 50

**Construction Materials:** Brick,Stucco

**Foundation:** Poured Concrete

**Appliances:** Convection  
Oven,Dishwasher,Induction  
Cooktop,Refrigerator

**Subdivision Name:** Edgemont

**Lot Size Acres:** 0.17

