



\$ 2,550,000.00

## 25 ASPEN RIDGE COVE SW CALGARY

<https://paulbrinton.com>

Gorgeous contemporary lines and modern design define this next to new build nestled on just over a 1/4 acre lot in coveted Aspen Estates. This modern family showpiece captures the essence of luxury, style and function for today's busy lifestyles and offers 5 total bedrooms and almost 6,000 sq. ft....

- 5 beds
- 6 baths
- Detached
- Residential
- Active

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## BASIC FACTS

**Style:** 2 Storey

**MLS ® #:** A1143458

**Type:** Detached

**Bedrooms:** 5

**Baths Half:** 1

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-11-16 18:43:12

**Bathrooms:** 6

**Bedrooms Above Grade:** 4

**Date added:** 09/21/21

**Two Piece Bath:** 1

**Lot size:** 11765 sq ft

**Year built:** 2019

**Parking:** Heated Garage, Insulated, Oversized, Triple Garage Attached

## PROPERTY FEATURES

**Garage YN:** Yes

**Fireplace:** 2

**Fireplace Features:** Gas, Living Room, Master Bedroom

**Exterior Features:** Dog Run, Lighting, Private Yard  
**Fencing:** Fenced

**District:** CAL Zone W

**Inclusions:** Wolf Steam Oven, Hot Tub

**Total Parking:** 6

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

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

**Cooling:** Central Air

**Interior Features:** Bookcases, Built-in Features, Central Vacuum, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Pantry, Soaking Tub, Walk-In Closet(s), Wet Bar



**Lot Features:** Corner Lot,Cul-De-Sac,Landscaped,Many Trees,Underground Sprinklers,Yard Lights,Private

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

**Roof Type:** See Remarks

## PROPERTY INFORMATION

**Basement:** Finished, Full

**Laundry features:** Laundry Room

**Transaction Type:** For Sale

**Photo Count:** 50

**Construction Materials:**  
Stone,Stucco,Wood Frame

**Foundation:** Poured Concrete

**Appliances:** Bar Fridge,Built-In Oven,Central Air

Conditioner,Dishwasher,Dryer,Freezer,Garage Control(s),Gas Cooktop,Microwave,Range Hood,Refrigerator,Washer,Water Softener,Window Coverings,Wine Refrigerator

**Subdivision Name:** Aspen Woods

**Lot Size Acres:** 0.27

**Levels:** Two

**Zoning:** R-1

**List Price Square Foot:** \$ 613.87

**Rooms Above Grade:** 10

**Suite:** No

**Frontage Metres:** 59.95M 196`8"

**Living Area SF:** 4154.00

**Structure Type:** House

**Restrictions:** Restrictive Covenant-Building Design/Size,Utility Right Of Way

