

# \$2,599,900 - 2216 8 Street Ne, Calgary

MLS® #A2190342

**\$2,599,900**

4 Bedroom, 4.00 Bathroom, 4,469 sqft

Residential on 0.17 Acres

Winston Heights/Mountview, Calgary, Alberta

Introducing a masterclass in luxury: a 4-bedroom, 4-bathroom + large office custom built showstopper, seamlessly blending elegance with modern functionality, sitting gracefully on a quiet street overlooking a golf course. Upon entering this 5700 sq. Ft developed home, you will notice no expense was spared. From the multiple waterfalls, elevator and extra windows, this home is an entertainer's paradise. The main floor boasts 20 ft ceilings with large open concept rooms overlooking the golf course. The chefs kitchen is complete with Sub Zero and Viking appliances including a large built in wine fridge and a pantry. There is a media room off the kitchen that leads back around to the entry area. Completing this floor is a main floor bedroom and a bathroom. Upstairs holds the master retreat with stunning views and a coffee bar. The ensuite is massive and has dual vanities with another waterfall beside the free-standing tub. A large walk-in closet completes the primary. Down the hall you will find conveniently located the laundry room, as well as, 2 more large bedrooms, an office, and a 4-pc bathroom. Downstairs has a large gym area and another full bathroom. Head out to the backyard from the walkout basement to enjoy the private yard and unobstructed views. Have a look at the spec sheet as there are to many upgrades to list. Call your realtor and book a showing before this one is gone! Check out the video!



Built in 2012

## Essential Information

MLS® #	A2190342
Price	\$2,599,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	4,469
Acres	0.17
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	2216 8 Street Ne
Subdivision	Winston Heights/Mountview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 4H6

## Amenities

Parking Spaces	4
Parking	Double Garage Attached, Oversized
# of Garages	2

## Interior

Interior Features	Built-in Features, Chandelier, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Ceiling Fan(s), Elevator, Smart Home, Wet Bar, Wired for Data, Wired for Sound
Appliances	Built-In Refrigerator, Dishwasher, Freezer, Range Hood, Washer/Dryer, Window Coverings, Built-In Oven, Gas Cooktop, Wine Refrigerator
Heating	In Floor, Forced Air, Natural Gas, Fan Coil
Cooling	Central Air
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Balcony, Private Yard
Lot Description	Backs on to Park/Green Space, Landscaped, No Neighbours Behind, Close to Clubhouse, On Golf Course, Level, Private, Views, Waterfall
Roof	Asphalt Shingle, Flat Torch Membrane
Construction	Stucco, Wood Frame
Foundation	ICF Block

### **Additional Information**

Date Listed	January 30th, 2025
Days on Market	82
Zoning	R-CG

### **Listing Details**

Listing Office	Greater Property Group
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.