

# \$1,575,000 - 20 Lynx Meadows Court Nw, Calgary

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MLS® #A2191481

**\$1,575,000**

3 Bedroom, 3.00 Bathroom, 3,013 sqft

Residential on 0.59 Acres

NONE, Calgary, Alberta

Lynx Ridge Estates is known for its serene surroundings, walking trails and proximity to top-rated schools, shopping, and golf courses. Experience the perfect blend of luxury, comfort, and convenience in this stunning home! Outside, the expansive back yard offers a peaceful escape with a spacious patio and ample room for outdoor activities. The triple-car garage provides plenty of parking and storage, making this home as practical as it is beautiful. Elegance and comfort you will see in every detail. As you step into the foyer, a bright and spacious living room welcomes you-perfectly positioned besides a semi-formal dining designed for intimate gatherings. The well appointed kitchen is crafted to encourage conversation with guests in the cozy feeling family room, creating a seamless flow throughout the main floor. An inviting den offers a versatile space for relaxation or home office, while a conveniently located laundry area and adjacent 2-piece washroom add to the homes practicality. Ascending the impressive staircase, you will discover an upper level featuring three generously sized bedrooms. An open, extra-wide hallway not only enhances the the sense of space but also doubles as a secondary study area. The expansive primary bedroom servers as a private retreat, complete with a luxurious 5 piece ensuite and an oversized walk-in closet. This beautiful home allows lots of natural light in and the summer temperature is controlled by the central air conditioning.



Built in 2005

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2191481    |
| Price          | \$1,575,000 |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 3,013       |
| Acres          | 0.59        |
| Year Built     | 2005        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

## Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 20 Lynx Meadows Court Nw |
| Subdivision | NONE                     |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T3L 2M1                  |

## Amenities

|                |                                            |
|----------------|--------------------------------------------|
| Amenities      | None                                       |
| Parking Spaces | 3                                          |
| Parking        | Additional Parking, Triple Garage Attached |
| # of Garages   | 3                                          |

## Interior

|                   |                                                                                                                                                                                    |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bookcases, Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, Natural Woodwork, Open Floorplan, See Remarks, Tankless Hot Water, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dishwasher, Gas Range, Refrigerator                                                                                                                                                |
| Heating           | Forced Air, Natural Gas                                                                                                                                                            |
| Cooling           | Central Air                                                                                                                                                                        |
| Fireplace         | Yes                                                                                                                                                                                |

|                 |                                              |
|-----------------|----------------------------------------------|
| # of Fireplaces | 1                                            |
| Fireplaces      | Gas, Family Room, Glass Doors, Mantle, Other |
| Has Basement    | Yes                                          |
| Basement        | Full, Unfinished                             |

## Exterior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Exterior Features | Rain Gutters                                                               |
| Lot Description   | Back Yard, Cul-De-Sac, Pie Shaped Lot, See Remarks                         |
| Roof              | Asphalt Shingle                                                            |
| Construction      | Concrete, Manufactured Floor Joist, Stone, Stucco, Wood Frame, See Remarks |
| Foundation        | Poured Concrete                                                            |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | February 22nd, 2025 |
| Days on Market | 69                  |
| Zoning         | DC                  |

## Listing Details

|                |                                    |
|----------------|------------------------------------|
| Listing Office | RE/MAX Real Estate (Mountain View) |
|----------------|------------------------------------|

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