

# \$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, Ceiling Fan(s), Double Vanity, Kitchen Island, Open Floorplan, Pantry, Sauna, Soaking Tub, Steam Room, Vinyl Windows, Walk-In Closet(s), Wet Bar, 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, Cul-De-Sac, Front Yard, Lawn
Roof	Asphalt Shingle
Construction	Composite Siding, Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 11th, 2025
Days on Market	73
Zoning	R-CG

### Listing Details

Listing Office	Charles
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