# **\$1,045,154 - 85 Versant Pointe Sw, Calgary**

MLS® #A2201250

## \$1,045,154

5 Bedroom, 4.00 Bathroom, 2,535 sqft Residential on 0.11 Acres

Alpine Park, Calgary, Alberta

Welcome to The Pierce 2, where elegance meets versatility. This home features a side entrance and 9' basement ceilings. The triple garage provides ample space for your vehicles. Inside, the executive kitchen dazzles with built-in stainless steel appliances, a gas cooktop, a waterfall-edge island, and a peninsula with pendant lighting. The walk-in pantry offers great storage. The main floor includes a bedroom and full bath with a walk-in shower. The great room, complete with a gas fireplace and mantle, is perfect for relaxing. Upstairs, enjoy two primary bedrooms, each with a private ensuite, plus a Jack-and-Jill bath for the other bedrooms. The main bedroom features a luxurious 5-piece ensuite with a tiled shower. Vaulted ceilings, additional windows, and a rear deck with BBQ gasline complete this exceptional home. Photos are representative.



#### **Essential Information**

MLS® # A2201250 Price \$1,045,154

Bedrooms 5
Bathrooms 4.00

Full Baths 4

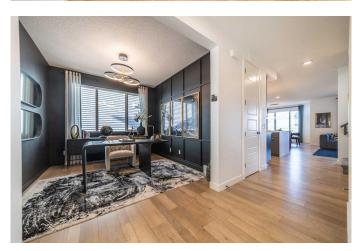
Square Footage 2,535

Acres 0.11

Year Built 2024







Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 85 Versant Pointe Sw

Subdivision Alpine Park

City Calgary
County Calgary
Province Alberta
Postal Code T2Y0X1

#### **Amenities**

Amenities None

Parking Spaces 5

Parking Triple Garage Attached

# of Garages 3

#### Interior

Interior Features Double Vanity, Kitchen Island, Open Floorplan, Pantry, Separate

Entrance, Smart Home, Soaking Tub, Tankless Hot Water, Vaulted

Ceiling(s), Walk-In Closet(s)

Appliances Built-In Oven, Dishwasher, Gas Cooktop, Microwave, Range Hood,

Refrigerator, Tankless Water Heater

Heating Forced Air

Cooling None
Fireplace Yes
# of Fireplaces 1

Fireplaces Decorative, Gas, Mantle

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Features None

Lot Description Back Yard

Roof Asphalt Shingle

Construction Cement Fiber Board, Stone, Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed March 14th, 2025

Days on Market 37

Zoning TBD

HOA Fees 250

HOA Fees Freq. ANN

# **Listing Details**

Listing Office Bode Platform Inc.

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