



THE A-TEAM

RE/MAX FIRST

27 VERSANT View, Calgary T2Y 0W9

MLS®#: A2147566 Area: Alpine Park Listing Date: 07/08/24 List Price: \$849,900
Status: Active County: Calgary Change: None Association: Fort McMurray



General Information

Prop Type: Residential
Sub Type: Detached
City/Town: Calgary
Year Built: 2024
Lot Information
Lot Sz Ar: 3,293 sqft
Lot Shape:

Finished Floor Area
Abv Sqft: 2,256
Low Sqft:
Ttl Sqft: 2,256

DOM
70
Layout
Beds: 3 (3)
Baths: 2.5 (2 1)
Style: 2 Storey

Parking
Ttl Park: 5
Garage Sz: 2

Access:
Lot Feat: Back Yard, Interior Lot, Street Lighting, Rectangular Lot
Park Feat: Double Garage Attached, Driveway, Garage Faces Front, On Street

Utilities and Features

Roof: Asphalt Shingle
Heating: Forced Air
Sewer:
Ext Feat: BBQ gas line, Lighting, Rain Gutters

Construction: Stucco, Wood Frame
Flooring: Carpet, Tile, Vinyl
Water Source:
Fnd/Bsmt: Poured Concrete

Kitchen Appl: Dishwasher, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s)
Int Feat: High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry
Utilities:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Lists rooms like Great Room, Dining Room, etc.

Bedroom
4pc Bathroom

Upper
Upper

10`6" x 10`0"

Bedroom

Upper

12`0" x 12`3"

Legal/Tax/Financial

Title:

Fee Simple

Legal Desc:

Zoning:

R-G

2312078

Remarks

Pub Rmks:

Genesis Builders presents The Whitlow; a beautiful and spacious home offering both elegance and functionality. The Whitlow is a 2-storey front attached garage home boasting 2256 SqFt, 3-Bedrooms, 2.5-Bathrooms, a main floor flex room and an open floor plan. This home is finished with large windows, quartz counter tops in the kitchen and bathrooms and luxury vinyl plank, plush carpet flooring. The open floor plan is comfortable and inviting for your family's enjoyment. The great room features a fireplace adding warmth and ambiance to the space. The gourmet kitchen is finished with top of the line stainless steel Samsung appliances, a Kitchen-Aid Gas Range, ample cabinet storage, quartz countertops, a centre island with barstool seating and a deep walk-in pantry for additional storage. The main floor Flex Room/Den provides versatility, this space is perfect for a home office or a guest bedroom. The main level is complete with a 2pc bathroom and mudroom off the interior garage door. Upstairs holds 3 bedrooms, 2 bathrooms, a spacious family room and a laundry room. The primary bedroom is expansive with a deep walk-in closet and private 4pc ensuite bathroom. The ensuite features dual vanities, quartz countertops, a walk-in shower, private washing closet. Bedrooms 2 & 3 are great sized; these share the main 4pc bathroom with a tub/shower combo and single vanity. The bonus of an upper level family room adds both comfort and additional living space. The laundry room is located on the upper level near the bedrooms for convenience. The laundry room is outfitted with cupboard storage, counterspace and a sink. Downstairs is an unfinished basement ready to grow with your family. Outside, is a great backyard with space to enjoy in the summer and a gas line for a BBQ! Vermilion Hill is steps away from Fish Creek Park & the community has views of the Rocky Mountains and easy access to Bragg Creek and Kananaskis. Hurry and book a showing at The Whitlow today! *Photos shown are of the Show Home; design, selections and finishes may not be exactly as shown.

Inclusions:

Property Listed By:

N/A

RE/MAX Crown

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123