



**406 Crimson Ridge Place NW
Calgary, Alberta**

MLS # A2294537



\$1,700,000

Division:	Haskayne		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,963 sq.ft.	Age:	2026 (0 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Triple Garage Attached		
Lot Size:	0.13 Acre		
Lot Feat:	Backs on to Park/Green Space, City Lot, Cul-De-Sac, Greenbelt, Rectangular		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Silent Floor Joists, Stucco	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-

Features: Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Vinyl Windows, Walk-In Closet(s)

Inclusions: N/A

Welcome home to 406 Crimson Ridge Place NW—an exceptional Lupi Luxury Homes residence perched on the ridge in sought-after Crimson Ridge, offering breathtaking city, pond, and mountain views. Designed to impress, this stunning home blends elegance with everyday functionality, featuring 5 bedrooms and 3.5 bathrooms, including 3 generously sized bedrooms upstairs—each complete with its own walk-in closet. A spacious 3-car garage adds both convenience and curb appeal. Step inside to discover a bright, open-concept layout enhanced by triple-pane Low-E² windows that flood the home with natural light. The gourmet kitchen is a true showpiece, boasting full-height modern cabinetry to the 9-foot ceiling, an oversized island, and a premium appliance package including a built-in stainless steel double fridge/freezer, upgraded gas range, dishwasher, microwave, hood fan, and bar fridge—perfect for both entertaining and everyday living. A butler’s pantry adds extra prep space and storage. The expansive great room centers around a striking fireplace, creating a warm and inviting atmosphere. From here, step out onto the large deck—ideal for relaxing or hosting while soaking in the panoramic views. Upstairs, the luxurious primary suite offers a private retreat with a spa-inspired ensuite featuring a curb less walk-in shower, deep soaker tub, dual vanities, and a spacious walk-in closet. Additional highlights include: • Main floor den—perfect for a home office • Wide plank hardwood flooring throughout • Custom-built lockers/mudroom storage • Powered window coverings and integrated security system • Dual high-efficiency furnaces for optimal comfort The fully developed lower level expands your living space with a fifth bedroom, full bathroom,

large recreation room, and dedicated media area—plus ample storage in utility and storage rooms. An elegant open staircase with metal spindles and oak railing creates a grand first impression in the foyer, setting the tone for the craftsmanship found throughout. This is a rare opportunity to own a refined, move-in-ready luxury home in one of the area’s most desirable communities. Schedule your private showing today and experience elevated living at its finest.