



**111 Aspen Summit Boulevard SW  
Calgary, Alberta**

**MLS # A2301394**



**\$1,720,000**

<b>Division:</b>	Aspen Woods		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	3,121 sq.ft.	<b>Age:</b>	2020 (6 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Heated Garage, Triple Garage Attached		
<b>Lot Size:</b>	0.12 Acre		
<b>Lot Feat:</b>	Landscaped, Rectangular Lot		

**Heating:** In Floor, Forced Air, Natural Gas

**Floors:** Carpet, Ceramic Tile, Hardwood

**Roof:** Asphalt Shingle

**Basement:** Full

**Exterior:** Stone, Stucco

**Foundation:** Poured Concrete

**Features:** Ceiling Fan(s), Central Vacuum, French Door, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Vaulted Ceiling(s), Wired for Sound

**Inclusions:** None

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** R-G

**Utilities:** -

Welcome to this impeccably finished home by Homes By Us in the prestigious community of Aspen Woods. This gorgeous two-story residence features a triple attached garage with in-floor heating and boasts an airy 10' main floor complemented by 9' ceilings on the upper level. With 3,121 sq. ft. of living space above grade and a 985 sq. ft. fully developed basement (also featuring in-floor heat), this home offers over 4,100 sq. ft. of total refined living space. The main level has been thoughtfully customized, featuring an expansive dining area designed for large gatherings. The true gourmet kitchen is a chef's dream, equipped with commercial-grade appliances and high-end finishes. The upper floor hosts four spacious bedrooms and a central bonus room. The impressive Primary Suite features a massive walk-in closet and a private, south-facing balcony. Flooded with natural light, the balcony offers a serene space to enjoy scenic mountain views. The fully finished lower level includes a large fifth bedroom—recently updated to function perfectly as a home gym. The sprawling recreational area doubles as a professional-grade home theatre. Perfectly situated near top-rated schools, premier shopping centers, parks, and pathways, this home combines luxury with everyday convenience.