



802, 8505 Broadcast Avenue SW
Calgary, Alberta

MLS # A2143813



\$2,599,999

Division:	West Springs		
Type:	Residential/High Rise (5+ stories)		
Style:	Penthouse		
Size:	3,238 sq.ft.	Age:	2020 (4 yrs old)
Beds:	3	Baths:	3 full / 1 half
Garage:	Parkade, Quad or More Attached		
Lot Size:	-		
Lot Feat:	-		

Heating:	Fan Coil	Water:	-
Floors:	Tile, Vinyl	Sewer:	-
Roof:	-	Condo Fee:	\$ 1,829
Basement:	-	LLD:	-
Exterior:	Concrete, Mixed	Zoning:	DC
Foundation:	-	Utilities:	-

Features: Bar, Built-in Features, Closet Organizers, Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Quartz Counters, Recessed Lighting, Sauna, Soaking Tub, Storage, Walk-In Closet(s), Wet Bar, Wood Counters

Inclusions: Sauna

Step into a world of unparalleled luxury with this one-of-a-kind stunning MULTI-LEVEL PENTHOUSE, offering breathtaking ROCKY MOUNTAIN VIEWS and unparalleled amenities. Spanning over 3200 square feet, this corner unit features chic chevron pattern flooring and custom cabinetry throughout. The gourmet kitchen boasts high-end appliances including a Miele oven, steam oven, warming drawer, Wolf gas range, and Sub-Zero fridge. The expansive primary ensuite is a retreat in itself, complete with a sauna, steam shower, and luxurious soaker tub. In the primary bedroom, you will wake up every morning to stunning views and this large space allows for your own private media or reading space. To complete this oasis, you will enjoy a spacious walk-in closet. Enjoy one of your THREE SEPARATE BALCONIES with panoramic views, perfect for entertaining or simply unwinding in style. The lower level is an entertainer's dream, featuring a media area and a stunning wet bar with rare, petrified wood countertops, a dishwasher, refrigerator, and wine fridge. Another unique feature is FOUR TITLED PARKING SPOTS and a stand alone massive storage room. Located near Calgary's top private schools, upscale shopping, and fine dining, with easy access to downtown Calgary and Highway 1 leading to Banff National Park, this penthouse offers a lifestyle of sophistication and convenience at its finest.