

Welcome Home to

6628 BOW CRESCENT NW

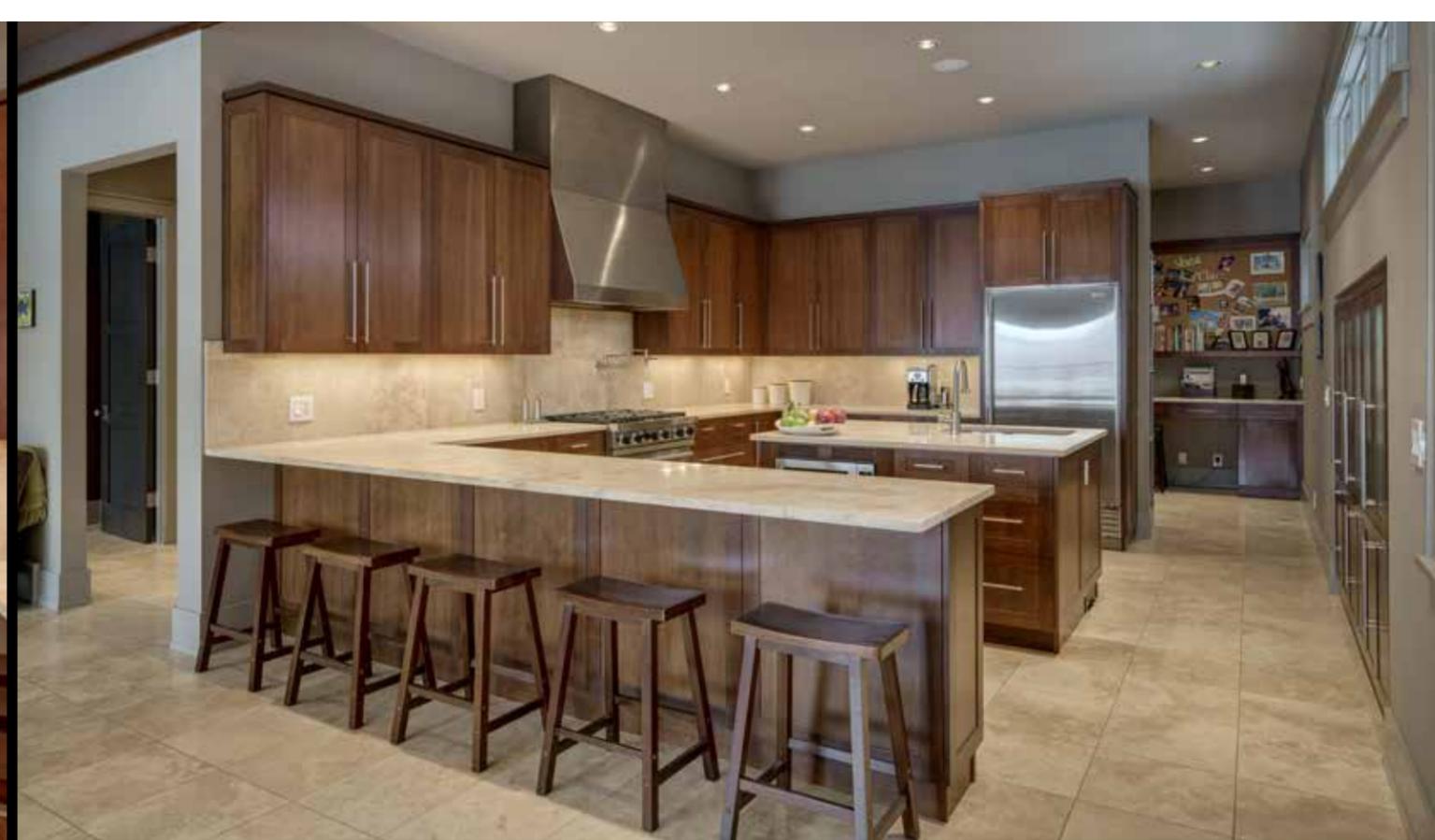
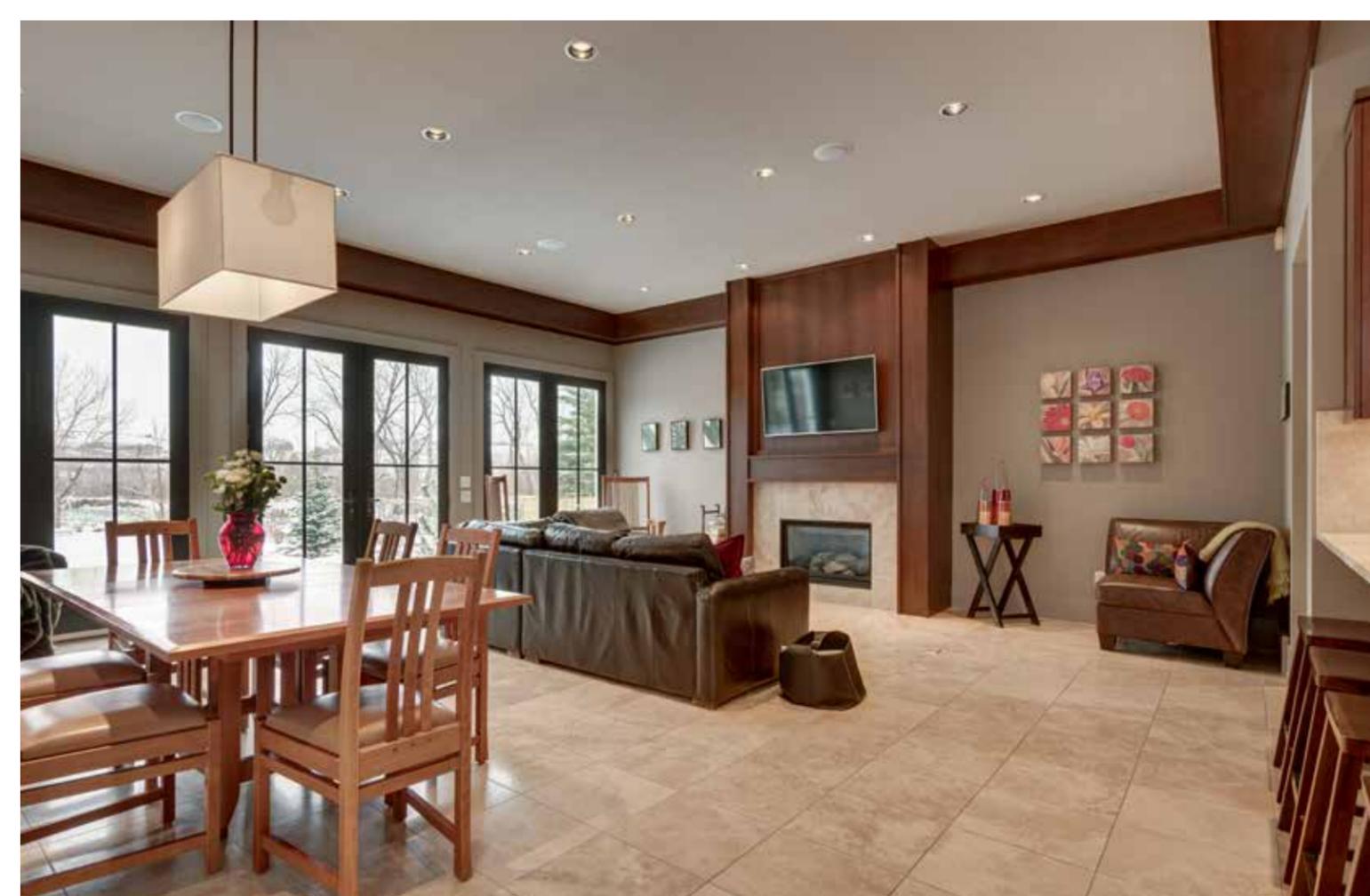


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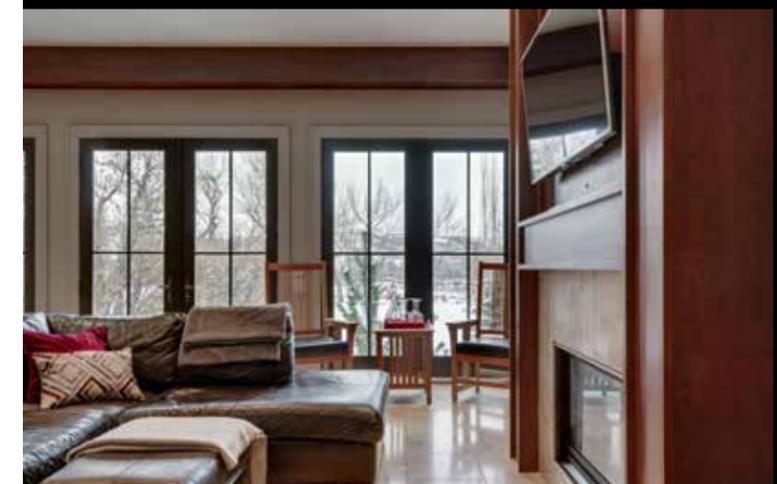


Beautiful custom build backing onto the Bow river! Warm and inviting, this home is immaculately kept and tastefully appointed. Cherry hardwood floors, custom cabinetry and built-ins can be found throughout. The kitchen has been finished with limestone counter-tops and top of the line stainless steel appliances including a subzero fridge and Viking gas stove. All 3 floors have been outfitted with radiant in-floor heating. The main floor master suite offers a large walk through closet to a 5 PC ensuite. The perfect space for older kids, the upper level has 2 bedrooms with walk-in closets and ensuites with walk-in limestone showers, a reading nook and bonus room with vaulted ceilings and central 2 sided fireplace. The lower level offers stained concrete flooring, a 4th bedroom with ensuite, family & rec room, office with built-ins and laundry. Enjoy your morning coffee on the deck right at the riverbank. Steps to Mainstreet Bowness.

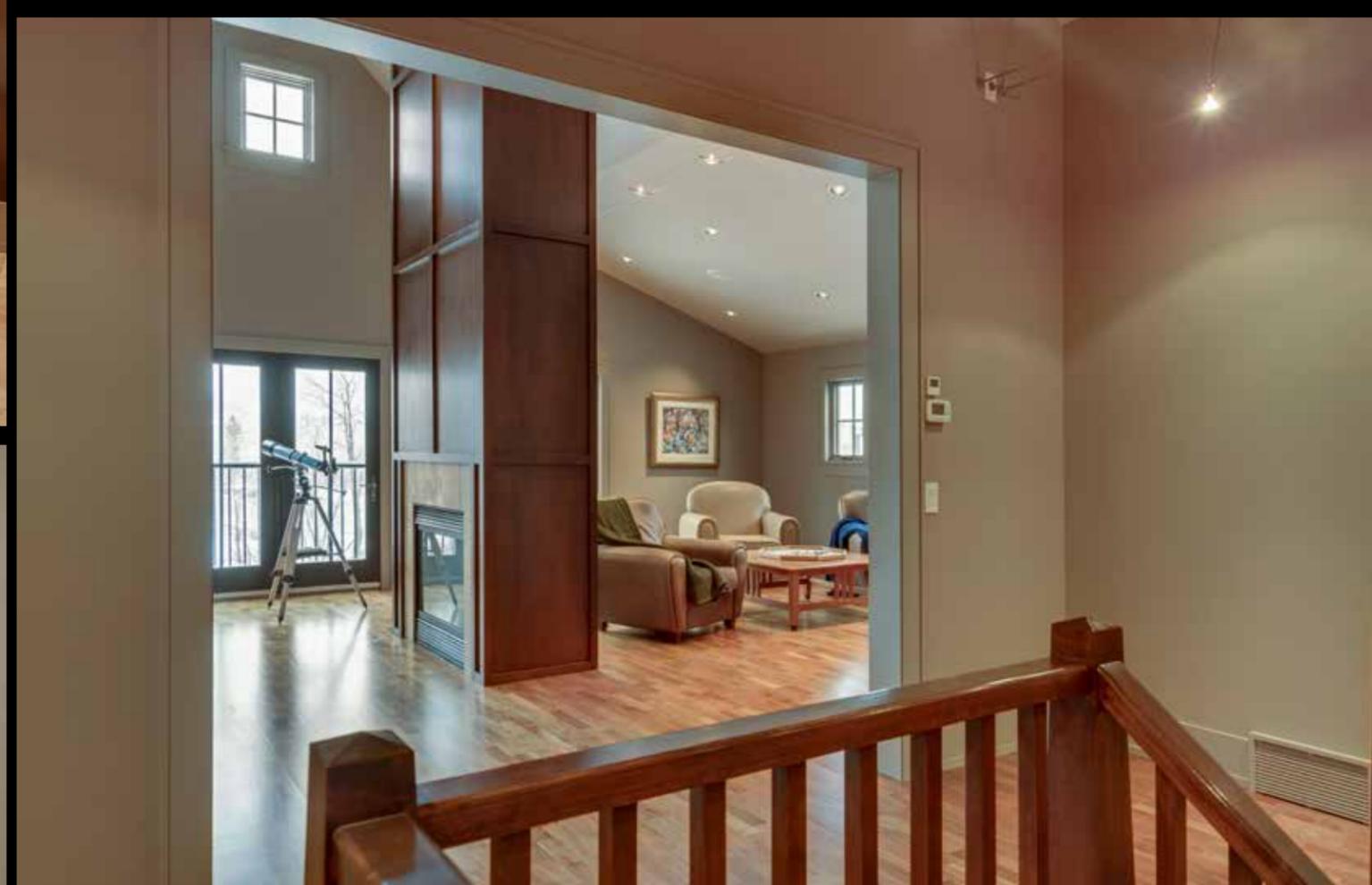
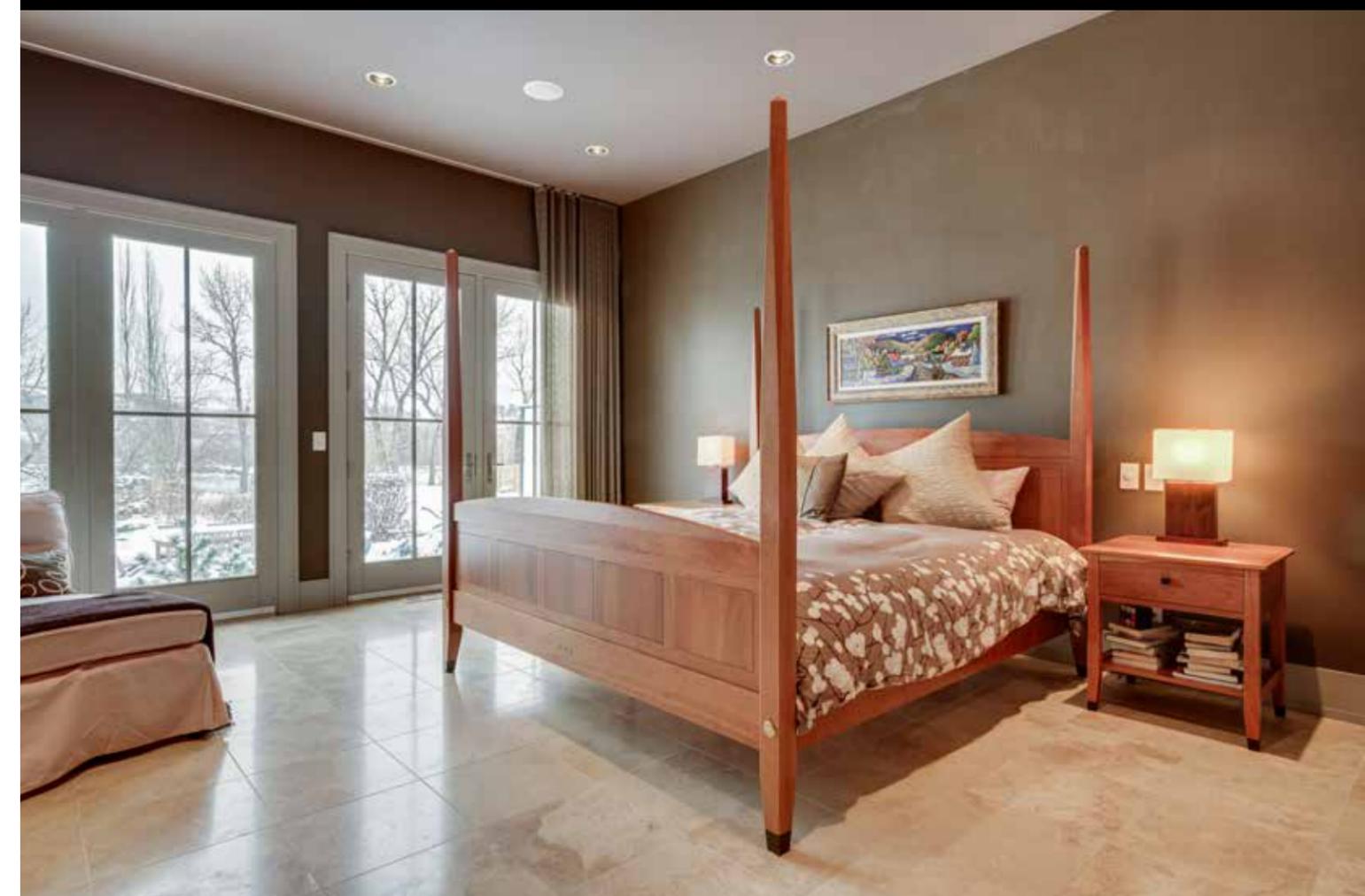


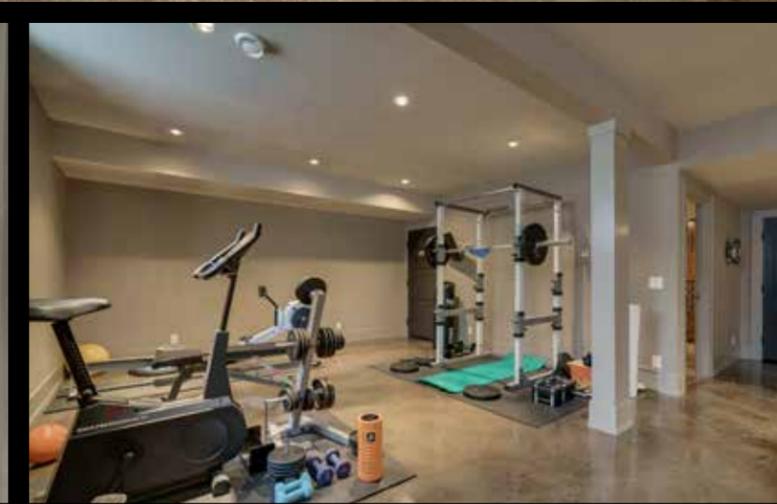
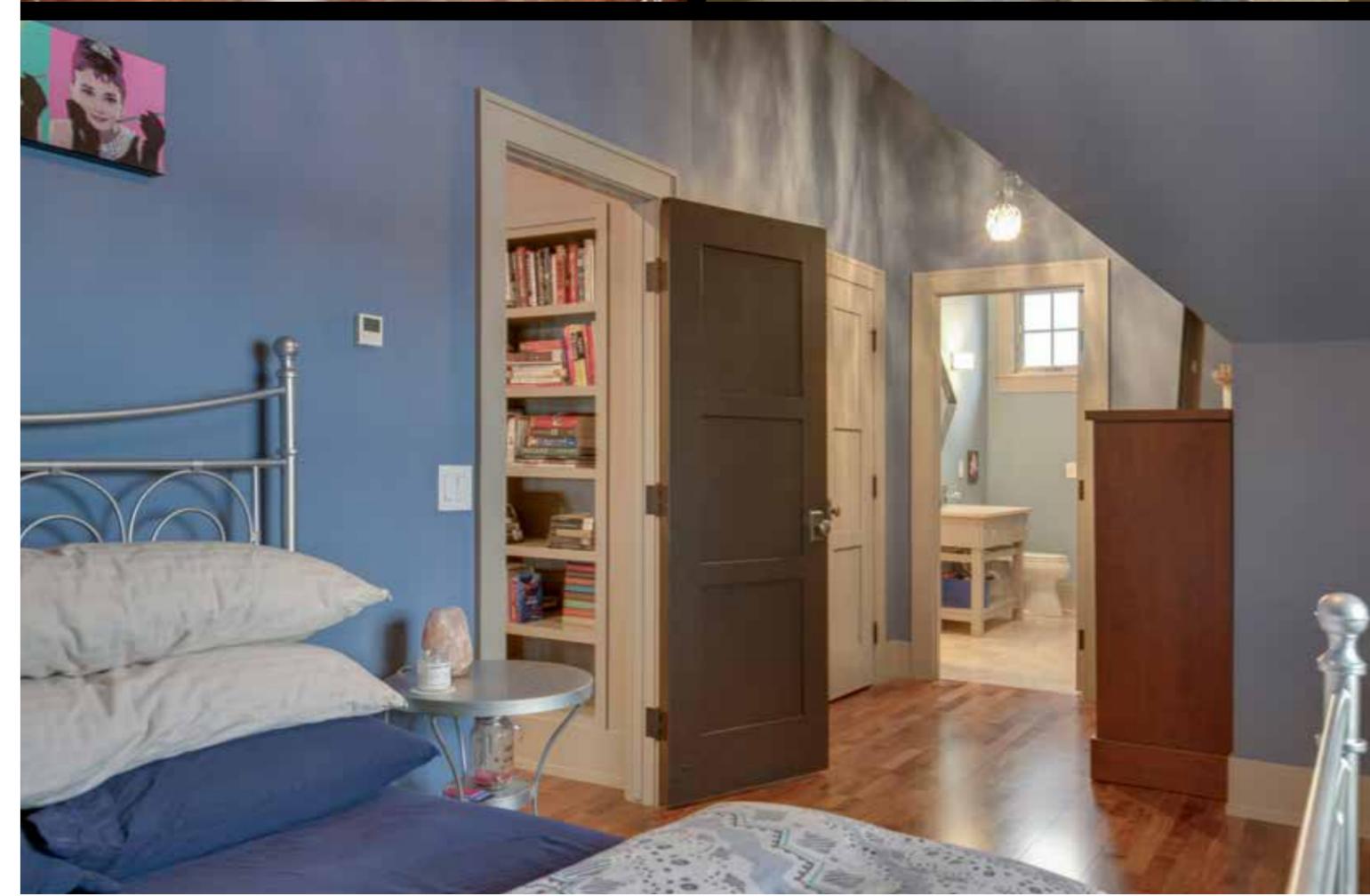
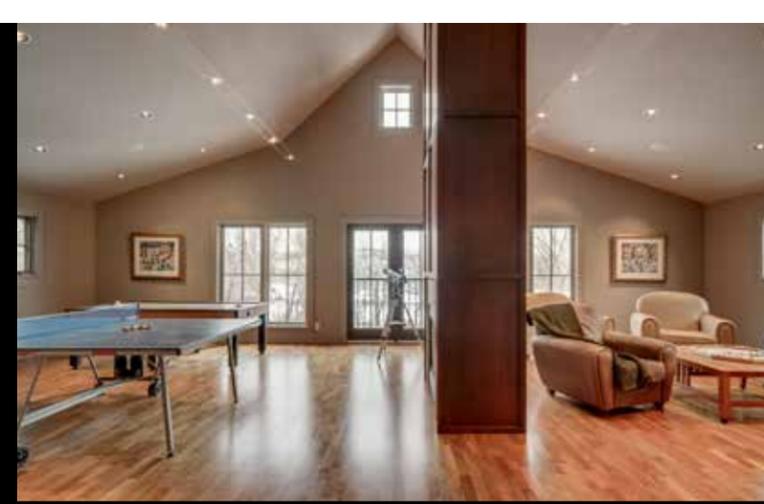
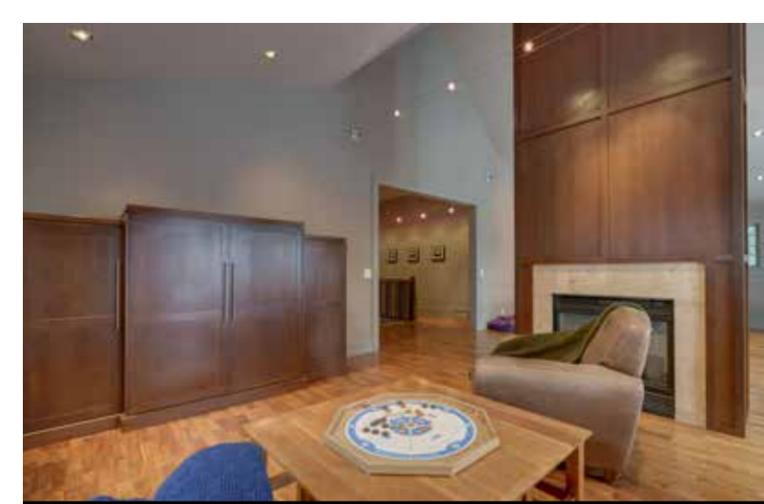
MLS: C4279180
 Year Built: 2005
 Style: 2 Storey
 Total SqFt: 3,964
 Taxes (2019): \$10,247
 Parking: 4/Double Garage Attached
 Exterior: Cedar, Stone, Hardie Board

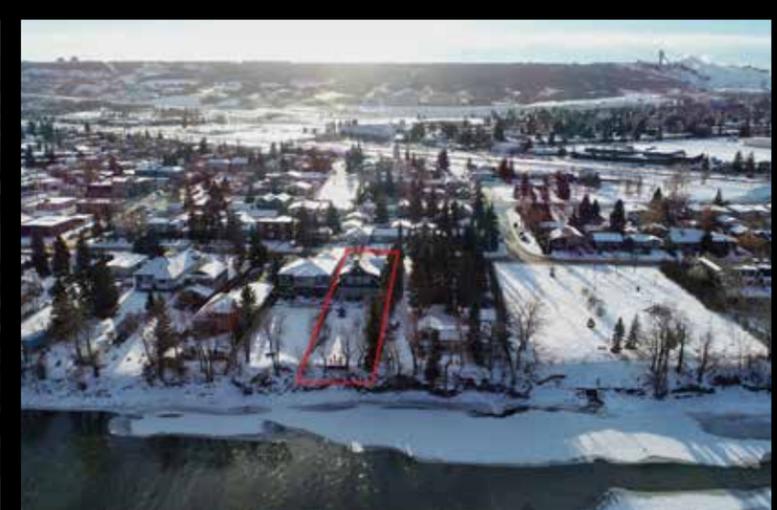
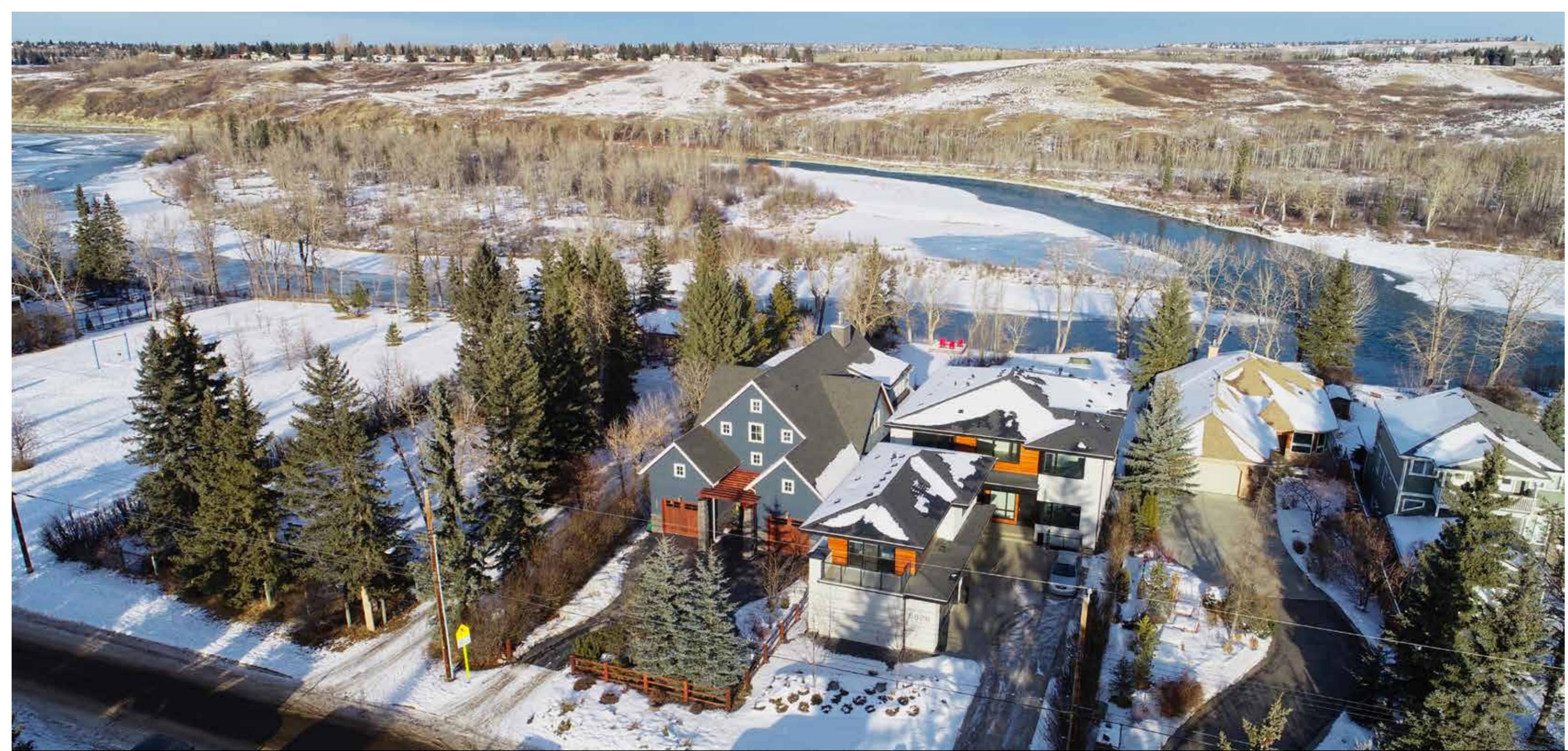
Living Room: 20'6"X15'0" M
 Kitchen: 16'6"X14'6" M
 Dining Room: 20'6"X8'0" M
 Master Bed: 17'6"X15'4" M
 Bonus Room: 34'6"X18'10" U
 Rec Room: 16'2"X14'8" B



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Features & Upgrades:

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EXTERIOR

- Mature landscaping
- Irrigation system
- Deck built to overlook the river
- 2 x single attached garage with in-floor heating

INTERIOR

- Radiant in-floor heating on all 3 levels
- Emtek hardware
- Custom casing, baseboards and solid core doors
- Custom built cherry cabinetry throughout
- Indoor/outdoor speaker system
- Indirect fired hot water tank
- Recessed lighting throughout

MAIN

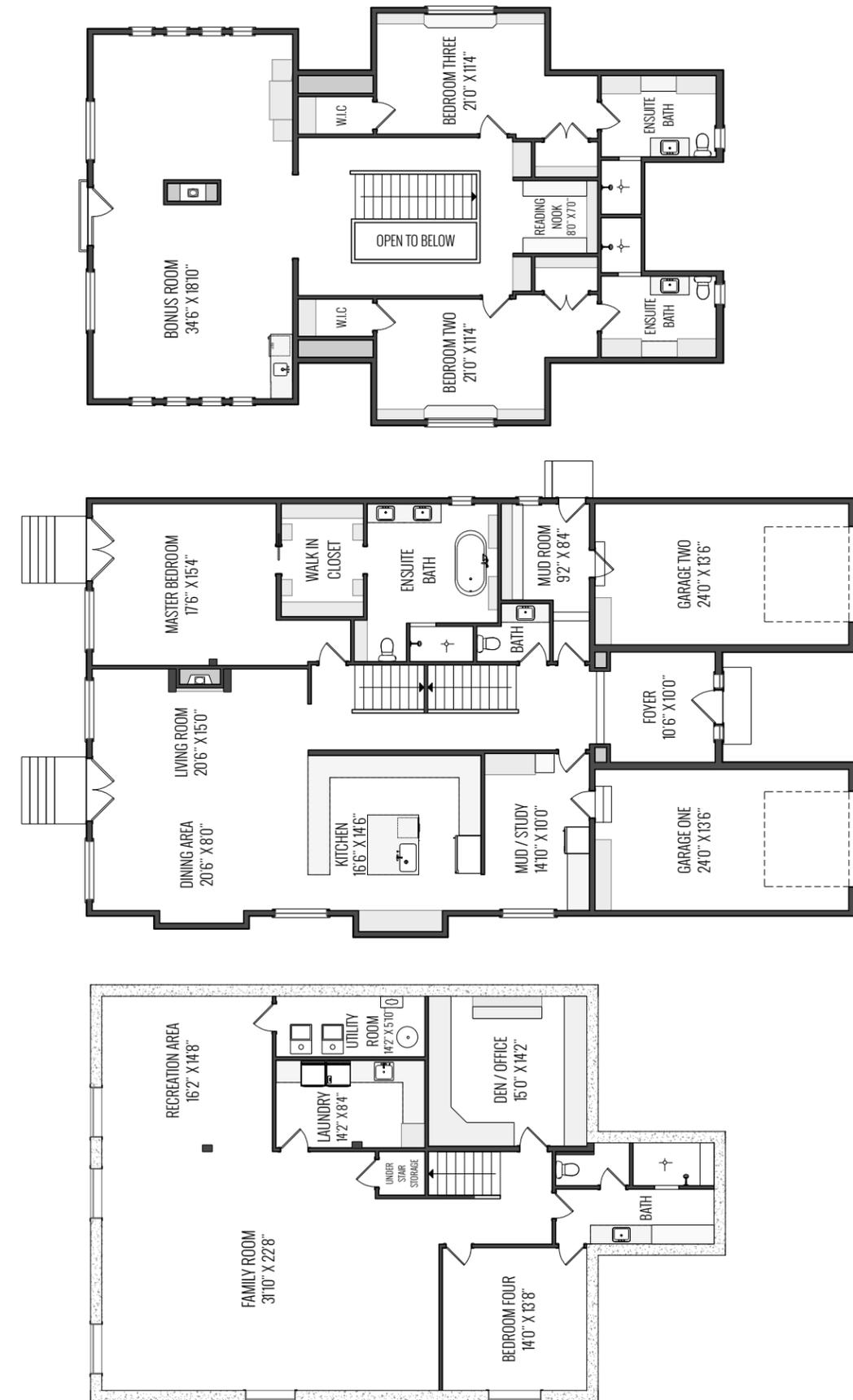
- Travertine limestone flooring throughout
- Limestone kitchen counters, stainless steel appliances subzero refrigerator, Viking gas stove
- Master suite with walk thru closet to ensuite featuring limestone walk-in shower & soaker tub, patio access through double doors
- Livingroom/Dining room with gas fireplace, patio access
- Mudroom off each garage with custom cherry built-ins

UPPER FLOOR

- Cherry hardwood floors throughout including staircase
- 2 bedrooms each custom cherry built-in's, en-suite baths with walk-in limestone showers & countertops, built-in dressing tables & storage
- Bonus room with 2-sided gas fireplace
- Reading nook with built-in shelving & gallery lighting

BASEMENT

- Fully finished
- Stained concrete floors throughout
- Custom home office with custom cherry cabinetry
- 4th bedroom with ensuite featuring walk-in limestone shower & countertop, built-in seating





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