

Welcome Home to

1412 - 75 Avenue SW



Chris Zaharko
Associate

ROYAL LEPAGE
Benchmark
INDEPENDENTLY OWNED AND OPERATED BROKER

Phone: 403-874-0424
www.zaharko.com - chris@zaharko.com

Top 1% Nationally

Custom solid Ash door



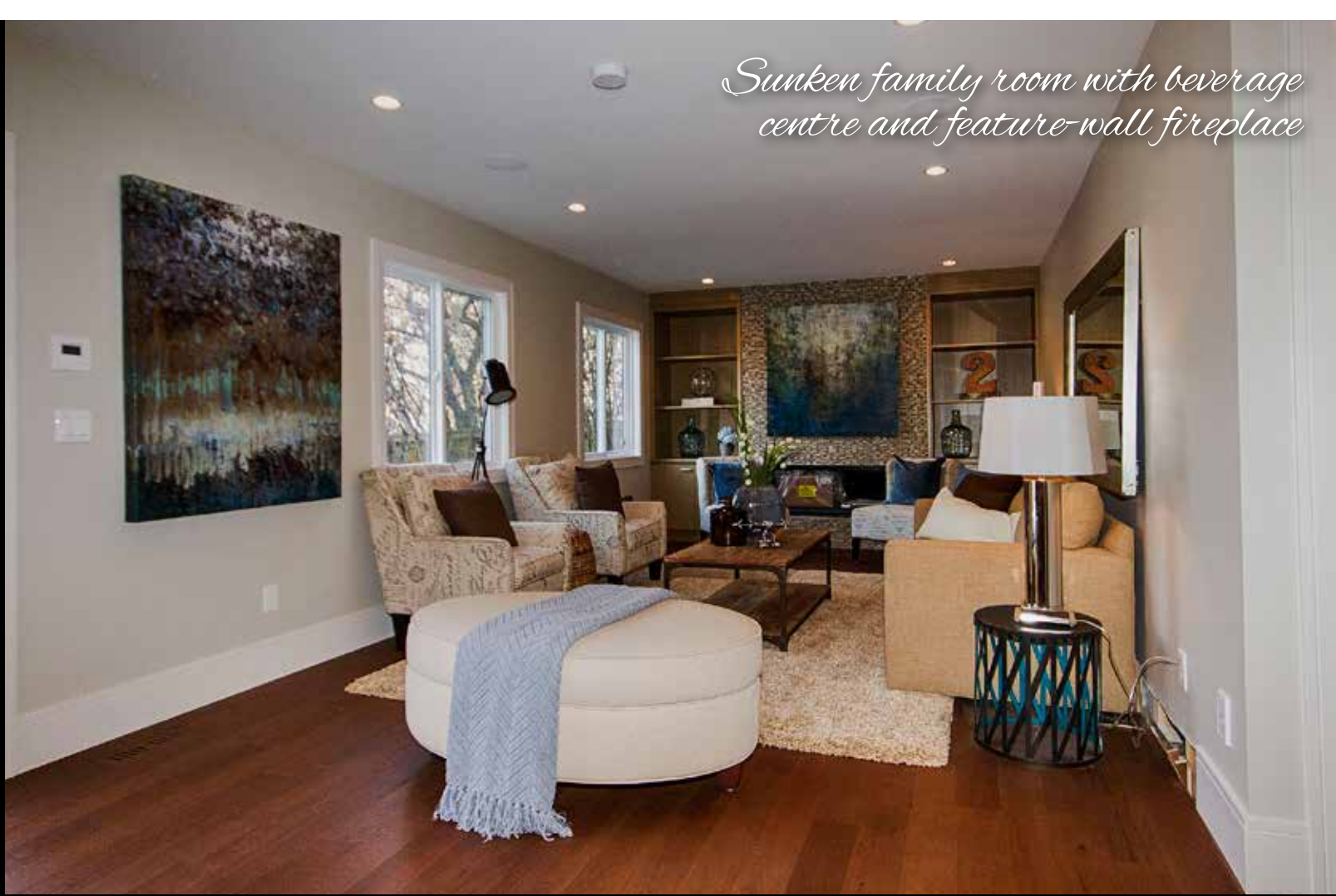
Open living area flooded in natural light



*Custom Eco-Wood cabinets,
Quartz counters, top-of-the-line
Jenn-Air appliances*



Sunken family room with beverage centre and feature-wall fireplace



Oak hardwood throughout





All ensuite have heated tile floors

Custom closets and 10' ceilings



List Price: \$1,499,900
MLS: C4046830
Year Built: 2015
Total SqFt: 3,210

Goods Included: Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, See Remarks, Stove-Countertop Gas, Washer, Wine/Beverage Cooler

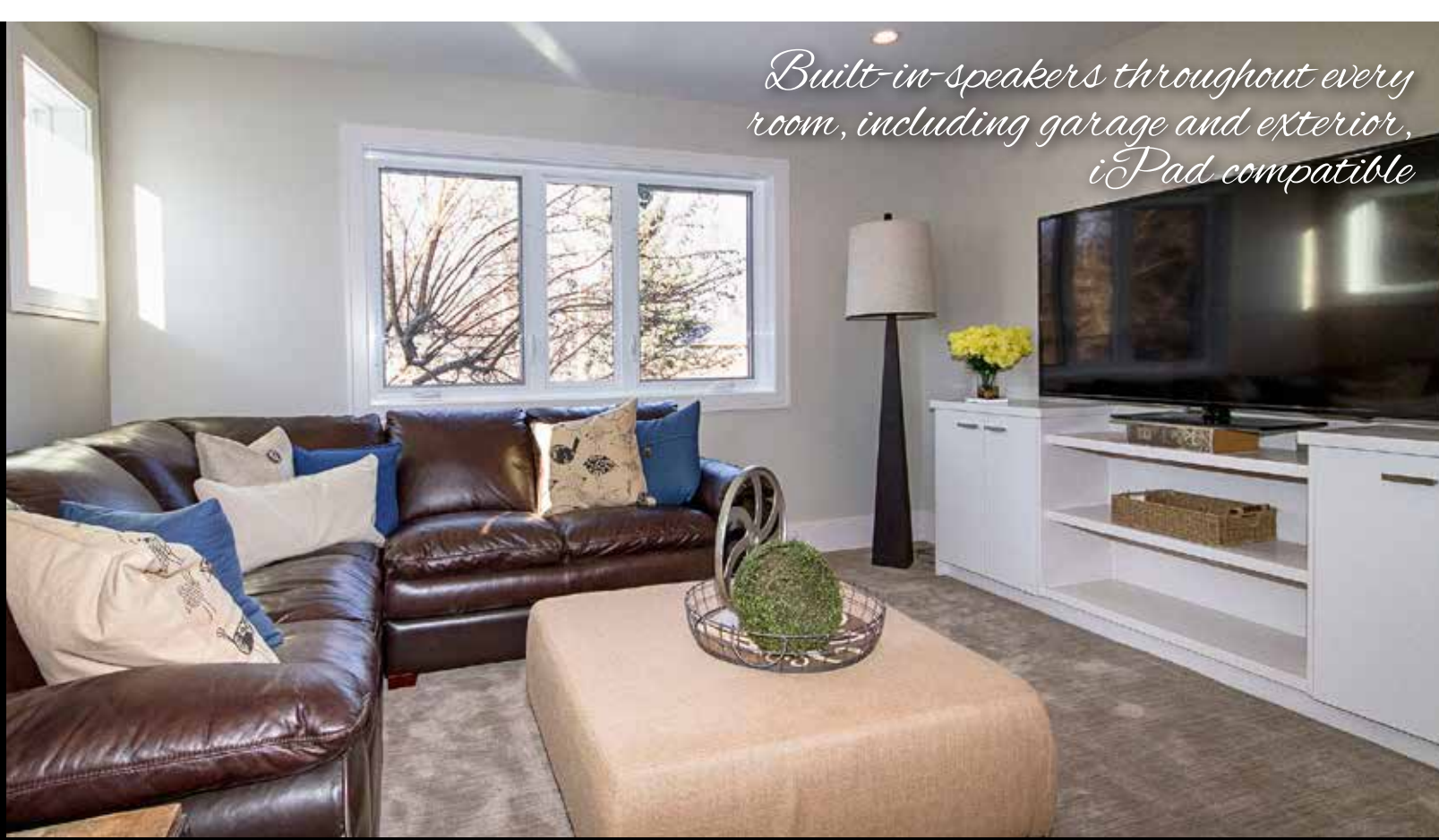
Kitchen: 17'0"X15'0" M
Dining Room: 14'7"X12'0" M
Family Room: 25'0"X11'4" M
Living Room: 15'0"X14'0" M
Office: 9'0"X9'0" M
Master Bdrm: 28'0"X16'0" U
Bdrm 2: 12'3"X11'9" U
Bdrm 3: 13'11"X11'9" U
Bdrm 4: 12'1"X11'6" U
Bonus Room: 14'1"X12'8" U





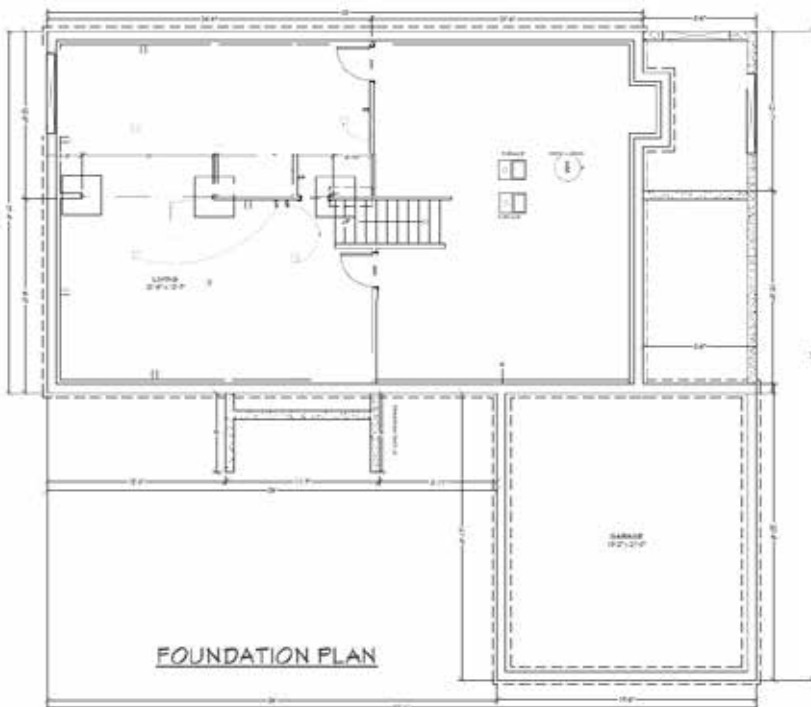
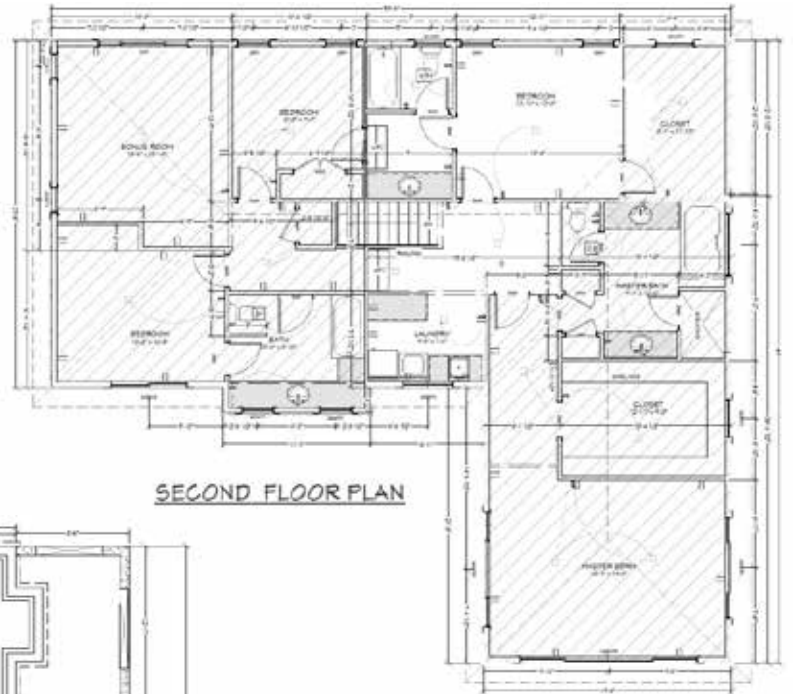
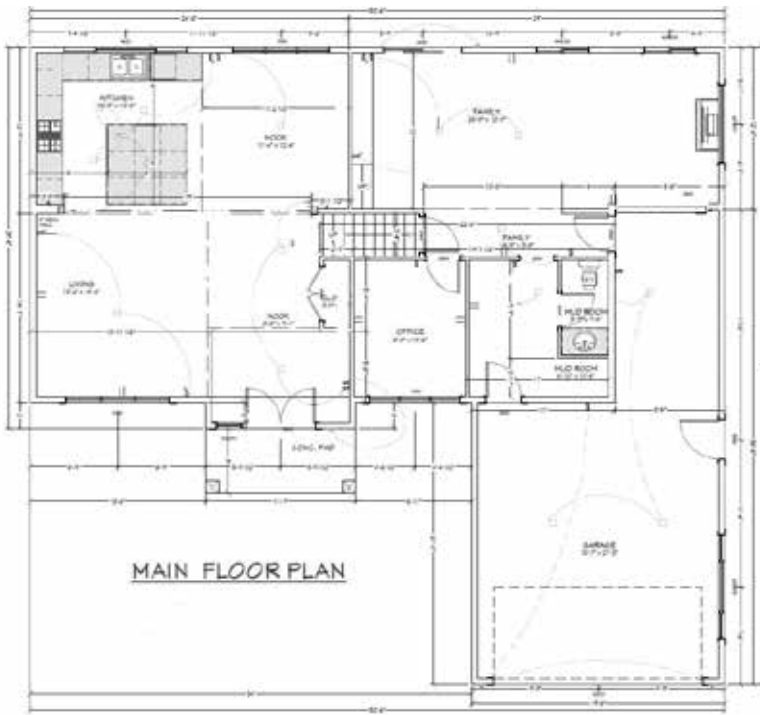
*Jack-and-Jill
bathroom with
10 ceilings*

Built-in speakers throughout every room, including garage and exterior, iPad compatible





FLOOR PLANS



Aggregate driveway & courtyard with custom metal privacy screen, and Triple tandem garage with 7 ceilings



Chris Zaharko
Associate

ROYAL LEPAGE
Benchmark
INDEPENDENTLY OWNED AND OPERATED, BROKER



Phone: 403-874-0424
www.zaharko.com - chris@zaharko.com

Top 1% Nationally