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156 Crimson Ridge Place NW Calgary, Alberta

MLS # A2268603



\$888,900

Division: Haskayne Residential/House Type: Style: 2 Storey Size: 1,996 sq.ft. Age: 2025 (0 yrs old) **Beds:** Baths: 3 full / 1 half Garage: Double Garage Attached, Garage Door Opener Lot Size: 0.03 Acre Lot Feat: Back Yard, Backs on to Park/Green Space, No Neighbours Behind, On Golf C

Heating: Water: Forced Air, Natural Gas Floors: Sewer: Carpet, Ceramic Tile, Hardwood Roof: Condo Fee: Asphalt Shingle **Basement:** LLD: Full Exterior: Zoning: Mixed, Vinyl Siding R-G Foundation: **Utilities: Poured Concrete**

Features: Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, See Remarks, Soaking Tub, Walk-In Closet(s)

Inclusions:

N/A

Discover The Alpine by Master Builder Douglas Homes. A beautifully crafted home, perfectly situated in the highly sought-after community of Crimson Ridge. This brand-new build combines luxury, comfort, and the serenity of nature—backing onto picturesque walking paths and the prestigious Lynx Ridge Golf Course for breathtaking views and a true sense of tranquility. Offering over 2,450 sq. ft. of developed living space, this open-concept home showcases exceptional craftsmanship, modern finishes, and timeless design. The main floor features stunning hardwood flooring that flows seamlessly throughout the open living area, which includes a cozy great room with fireplace, an inviting dining area, and a chef-inspired kitchen complete with an oversized island, quartz countertops, elegant cabinetry, and five stainless steel appliances—including a gas stove. A walk-in pantry adds convenience, while the flex room serves perfectly as a home office or den. Upstairs, you' Il find three spacious bedrooms, a loft-style bonus room, and a dedicated laundry room. The primary suite offers a true retreat with a luxurious 5-piece ensuite featuring a soaker tub, stand alone shower, double vanities, and a generous walk-in closet. Step outside to the expansive 20' x 10' covered patio in the front and 10x10 rear deck both ideal for entertaining or relaxing in your peaceful natural surroundings. The fully finished basement adds even more living space with a large recreation room, an additional bedroom, and a full bathroom— perfect for guests or family gatherings. With 9 ft. ceilings, 8 ft. doors, on the main level, and meticulous attention to detail throughout, this home balances sophistication and functionality. Surrounded by nature yet just minutes from every amenity, this is a rare opportunity to own a Douglas Home in one of the area's

most desirable location.	Under construction Photo's taken from another home and may not be a true representation of this home.