

# \$4,699,900 - 6918 Legare Drive Sw, Calgary

MLS® #A2206556

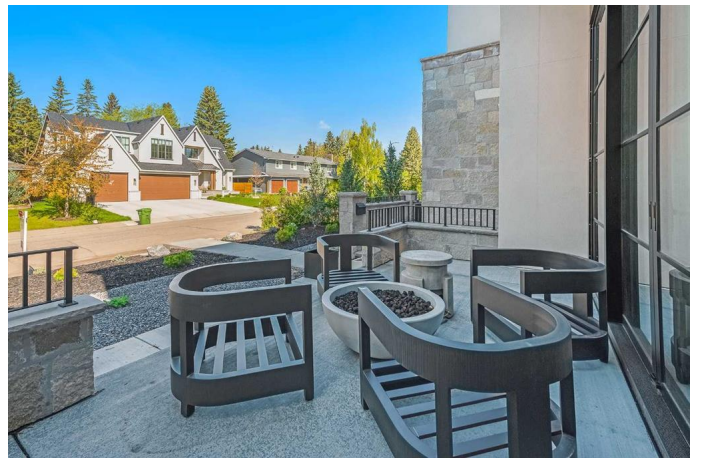
**\$4,699,900**

4 Bedroom, 7.00 Bathroom, 4,559 sqft

Residential on 0.23 Acres

Lakeview, Calgary, Alberta

The epitome of luxury awaits in this breathtaking 3+1 bedroom home, situated on a massive 75'x132' lot, built by Trickle Creek Homes that offers over 6500 sq ft of lavish developed living space where no detail has been spared. The main level presents wide plank hardwood flooring, chic LED lighting, lofty ceilings & intricate details that captivate the senses. The kitchen will inspire culinary masterpieces & is exquisitely finished with Dolce Vita quartzite counter tops, huge island, plentiful storage space, including a butler's pantry, high-end appliances & coffee station. An adjacent dining room with beamed tray ceiling & access to a heated covered patio, is ideal for entertaining featuring a wet bar with full-height wine fridge & keg fridge. Through a graceful archway, is the family room adorned with heated terra cotta tiles, scalloped ceiling, wall sconces & exceptional sculpted wood burning fireplace. A private den/office with built-ins & garden doors to the front patio is tucked away off the family room. The primary retreat encompasses a wing of the upper level & is a true secluded oasis boasting a sitting room with coffee station, spacious bedroom with private balcony, walk-in closet/dressing room that includes a make-up vanity & full sized washer & dryer. Completing the primary retreat, is an opulent 5 piece ensuite with dual vanities, relaxing freestanding soaker tub & oversized shower. The expansive top level hosts 2 bedrooms, each with a walk-in closet & private



ensuite, a loft area with built-in desk, large flex space, laundry room with sink & storage & a 2 piece powder room. Basement development is designed for entertainment & relaxation. Unwind at the wet bar & have some fun using the leading-edge golf simulator or have a workout in the gym that has access to a 3 piece bath with relaxing steam shower. A fourth bedroom with walk-in closet & 4 piece ensuite & third laundry room are the finishing touches to the basement level. Other notable features include central air conditioning & a full audio system. Outside, enjoy the front patio with firepit & the huge back deck thatâ€™s designed for outdoor entertaining including a woodburning fireplace & fabulous outdoor kitchen equipped with a BBQ, pizza oven & outdoor fridge. Parking couldnâ€™t be easier with a triple attached heated tandem garage. The location canâ€™t be beat with effortless access to beautiful North Glenmore Park & reservoir, river pathways, excellent schools, shopping, public transit & Crowchild Trail.

Built in 2023

**Essential Information**

MLS® #	A2206556
Price	\$4,699,900
Bedrooms	4
Bathrooms	7.00
Full Baths	5
Half Baths	2
Square Footage	4,559
Acres	0.23
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	5 Level Split
Status	Active

**Community Information**

Address	6918 Legare Drive Sw
Subdivision	Lakeview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 6H4

### **Amenities**

Parking Spaces	3
Parking	Heated Garage, Tandem, Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Beamed Ceilings, Bookcases, Breakfast Bar, Built-in Features, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Natural Woodwork, Quartz Counters, Recessed Lighting, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar, Wired for Sound
Appliances	Bar Fridge, Built-In Freezer, Built-In Refrigerator, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Range, Range Hood, Washer, Water Purifier, Window Coverings, Wine Refrigerator
Heating	In Floor, Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Gas, Wood Burning
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Barbecue, BBQ gas line, Fire Pit, Lighting, Outdoor Kitchen, Private Entrance, Private Yard
Lot Description	Back Yard, Front Yard, Landscaped, Lawn, Rectangular Lot, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 31st, 2025
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Days on Market	106
Zoning	R-CG

**Listing Details**

Listing Office	RE/MAX First
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