



8528 47 Avenue NW, Calgary, Alberta - \$949,000



Main Photo

Property Description

Brand-New Luxury Infill in Bowness | Legal 2-Bedroom Suite | South Backyard Luxury + Income Potential + Lifestyle – All in One Home.

Move right in to this stunning, never-lived-in luxury infill featuring a bright open floor plan, designer finishes, and a legal 2-bedroom basement suite for rental income or multigenerational living.

Enjoy a chef-inspired kitchen with quartz countertops, warm wood accents, premium stainless steel appliances, and a show-stopping waterfall island. The living room boasts a modern fireplace with custom



built-ins and opens to a sunny south-facing backyard – perfect for entertaining.

Upstairs, a spa-like primary suite with walk-in closet, dual sinks, freestanding tub, and glass custom shower, plus two additional bedrooms and full bath.

The bright basement suite offers its own kitchen, laundry, private entrance, and full bath – ideal for guests or tenants.

Prime location near Bow River pathways, Bowmont Park, Market Mall, Winsport, schools, and quick highway access to the mountains. **Interior photos represent a home by the same builder, though finishes may vary.**

REALTOR Referral



REALTOR®

Mobile: N/A

Email: N/A

Website: <https://www.real-estate-homes.ca/>

Courtesy Of: PREP Realty



P: