

samcorea

www.samsluxuryhomes.com

**SPECTACULAR NEW BUNGALOW
STONE PINE, \$2,750,000**

A "rare find", this architecturally designed, oversized, rambling hillside bungalow will leave you breathless! Over 6000 sq.ft. of luxurious development and with panoramic city-to-Rocky Mountains views from both main & walkout level. Finishing details include high, "tray" & dramatic beamed ceilings, gleaming walnut paneling & built-ins, rich walnut kitchen cabinetry, burnished marble countertops & vanity tops, distinctive mosaic, limestone & travertine marble floors, 2 interior fireplace & 2 outside, a gourmet kitchen, king-sized master suite in it's own wing with ensuite spa, fully dev'd walkout offering exercise room opening to private patio & hot tub, 2 more BR each w/ it's own retreat & ensuite + steam room.

43 Granite Ridge**ELEGANT SOUTHERN ARCHITECTURE
BEARSPAW, \$1,275,000**

This incredible 4543 sq. ft. 2 storey home is set on 3.4 landscaped acres in prestigious "Church Ranches" just a few minutes to Crowfoot Centre shops & services. This magnificent residence offers a dramatic & elegant southern charm that is unique to this area. Finishing details include 10' to 15' high ceilings, marble & ceramic floors, antiqued & ivory cabinetry, granite kitchen countertops, furniture-quality built-ins, superb light fixtures, grand foyer w/ sweeping limestone staircase & custom iron railing, huge central great room, formal dining room, library, den, family room w/ 2 sets of French doors to large deck, main floor master suite, 3 upper bedrooms incl. one in it's own wing (ideal teen or nanny suite). Fully dev'd walkout with media room & wine room. Central air cond. Triple garage.

7 Cheyenne Meadows Way**30 MINUTES TO DOWNTOWN
8 ACRES, \$975,000**

The views from this hilltop are stunning! Set on 8.33 acres, with panoramic mountain & countryside views, away from the hustle & bustle of everyday life, but just a stone's throw away from Millarville Farmer's Market & only half-hour to the downtown core! It's a professionally designed hillside bungalow sure to appeal to both lovers of quality & drama as well practicality. Over 3300 sq. ft. on the main floor, with an additional 3358 sq. ft. in the walkout basement. The foyer features 20' high & barrel vaulted ceilings. Extensive walnut flooring, river-rock fireplaces, built-in cabinets, huge island kitchen w/ butler's pantry, 4 BR & den, media room, oversized triple garage, central air cond., self-watering for livestock.

160 Street West**NEW HOME, SUPERB VIEWS
SPRING VALLEY ESTATES, \$829,000**

On top of the world! This new 2 storey home is set high on the hill (5 minutes from West Hills shops & services & Westside Rec Centre) with views of the mountains and countryside. Other features that make this 3530 sq.ft. home special are a 4 car attached garage, developed walkout basement, central air conditioning, vaulted, coffered & double height ceilings, ivory-toned millwork & antiqued maple & cherry cabinetry, granite countertops & vanity tops, 3 fireplaces, hardwood floors throughout main floor, maple & iron staircase and master bedroom with fireplace, balcony & ensuite with vertical spa shower. 3+1 BR, den & bonus room, sitting room, dining room and main floor family room.

3371 77 Street S.W.