# \$1,061,900 - 149 Mitchell Road Nw, Calgary

MLS® #A2194700

## \$1,061,900

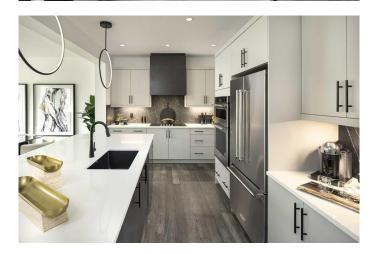
4 Bedroom, 4.00 Bathroom, 2,373 sqft Residential on 0.08 Acres

Glacier Ridge, Calgary, Alberta

\*\*BRAND NEW HOME ALERT\*\* Great news for eligible First-Time Home Buyers â€" NO GST payable on this home! The Government of Canada is offering GST relief to help you get into your first home. Save \$\$\$\$ in tax savings on your new home purchase. Eligibility restrictions apply. For more details, visit a Jayman show home or discuss with your friendly REALTOR®. VERIFIED Jayman BUILT Show Home! \*\* Great & rare real estate investment opportunity \*\* Start earning money right away \*\* Jayman BUILT will pay you to use this home as their full time show home \*\* PROFESSIONALLY DECORATED with all of the bells and whistles.\*\*BEAUTIFUL SHOW HOME\*\*FULLY FINISHED\*\*MAIN FLOOR BEDROOM AND FULL BATH\*\*Exquisite & beautiful, you will immediately be impressed by Jayman BUILT's "HOLLY" SHOW HOME located in the brand new community of GLACIER RIDGE. A soon to be lovely neighborhood with great amenities welcomes you into 2800+sqft of craftsmanship & design offering a unique and expanded open floor plan boasting a stunning GOURMET kitchen featuring a beautiful Flush Centre Island, STONE COUNTERS, pantry & Sleek Stainless Steel KITCHENAID Appliances that overlooks the Dining Area that flows nicely into the spacious Great Room complimented by a gorgeous feature fireplace. Luxurious hardwood graces the Main floor along with stunning flooring in all Baths & laundry. Discover a FOURTH BEDROOM with a full en







suite situated on the main floor - ideal for additional family members, guests or anyone who refers no stairs. The 2nd level boasts 3 more bedrooms, convenient laundry & the most amazing Master Bedroom offering a PRIVATE EN SUITE with a spacious shower, stand-alone soaker tub, double vanities & Walk-through expansive closet; and to complete the space you have a private retreat carved out just just for you. The FULLY FINISHED BASEMENT offers another BATHROOM AND OFFICE / FLEX AREA with glass door and slat wall divider feature with work space and desks-JUST GORGEOUS! Enjoy the lifestyle you & your family deserve in a wonderful Community you will enjoy for a lifetime! Jayman's QUANTUM PERFORMANCE INCLUSIONS with 32 SOLAR PANELS achieving Net Zero Certification, Proprietary Wall System, triple pane R-8 windows with Argon Fill, Daikin FIT electric air source heat pump, ultraviolet air purification system & Merv 15 filter and Smart Home Technology Solutions. Net Zero Certified Benefits include: \$2,136 in annual energy savings, 10.67 metric tonnes of greenhouse gases saved per year, 100% more energy efficient than minimum code in Alberta requires. 100% electric powered home. PRODUCE AS MUCH ENERGY AS YOU CONSUME WITH THE QUANTUM PERFORMANCE ULTRA E-HOME. This stunning Show Home has been completed in the Plus Fit & Finish and includes air conditioning, window coverings and wall paper

Built in 2024

#### **Essential Information**

MLS® # A2194700 Price \$1,061,900

Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 2,373

Acres 0.08

Year Built 2024

Type Residential

Sub-Type Detached

Style 2 Storey

Status Active

# **Community Information**

Address 149 Mitchell Road Nw

Subdivision Glacier Ridge

City Calgary

County Calgary

Province Alberta

Postal Code T3R 2G7

#### **Amenities**

Amenities None

Parking Spaces 4

Parking Enclosed, Concrete Driveway, Double Garage Attached, Garage Door

Opener, Garage Faces Front

# of Garages 2

#### Interior

Interior Features Double Vanity, High Ceilings, Kitchen Island, Low Flow Plumbing

Fixtures, No Animal Home, No Smoking Home, Open Floorplan, Pantry,

Smart Home, Stone Counters, Tankless Hot Water, Walk-In Closet(s)

Appliances Built-In Oven, Dishwasher, Dryer, Microwave, Range Hood, Refrigerator,

Washer, Electric Cooktop

Heating Electric, Forced Air

Cooling Central Air

Fireplace Yes

# of Fireplaces 1

Fireplaces Electric, Great Room

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features None

Lot Description Rectangular Lot Roof Asphalt Shingle

Construction Veneer, Vinyl Siding, Wood Frame

Foundation Poured Concrete

### **Additional Information**

Date Listed February 14th, 2025

Days on Market 194 HOA Fees 420 HOA Fees Freq. ANN

# **Listing Details**

Listing Office Jayman Realty Inc.

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