



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

57 Edelweiss Point NW
Calgary, Alberta

MLS # A2251887



\$2,598,000

Division:	Edgemont		
Type:	Residential/House		
Style:	2 Storey Split		
Size:	4,382 sq.ft.	Age:	1987 (38 yrs old)
Beds:	7	Baths:	6
Garage:	Concrete Driveway, Garage Door Opener, Garage Faces Front, Triple Garage		
Lot Size:	0.27 Acre		
Lot Feat:	Backs on to Park/Green Space, Cul-De-Sac, Landscaped, No Neighbours Bel		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood, Laminate	Sewer:	-
Roof:	Clay Tile	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Stucco, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Bookcases, Built-in Features, Central Vacuum, Closet Organizers, Crown Molding, High Ceilings, Jetted Tub, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Tankless Hot Water, Vaulted Ceiling(s), Walk-In Closet(s)		
Inclusions:	Hot Tub		

Top of the Hill! Welcome to Edelweiss Point, an exclusive enclave perched above Calgary with sweeping views of Nose Hill Park, Downtown, and the Rocky Mountains. This extraordinary two-storey walkout spans over 7,000 sq. ft. of total living space, perfectly combining luxury, scale, and functionality. Fully renovated in 2023, the home features a stunning chef's kitchen with quartz counters and premium appliances, rich hardwood floors, updated millwork, and walls of windows that showcase panoramic vistas from every level. With 7 bedrooms, 6 bathrooms, and generously sized rooms throughout, there's space for family, guests, and entertaining. The walkout lower level includes a full kitchen, offering potential for a legal suite (with City approval). Outside, terraced landscaping flows seamlessly into the parkland below, creating a natural extension of your living space. Additional highlights include a triple garage and expansive driveway, combining style, convenience, and prestige. A rare opportunity to enjoy luxury living at Calgary's most coveted hilltop address.