



**GRASSROOTS**

REALTY GROUP

587-777-7276  
yuri@grassrootsrealtygroup.ca

**209 Masters Row  
Calgary, Alberta**

**MLS # A2320618**



**\$899,900**

<b>Division:</b>	Mahogany		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,262 sq.ft.	<b>Age:</b>	2020 (6 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached, RV Access/Parking		
<b>Lot Size:</b>	0.16 Acre		
<b>Lot Feat:</b>	Landscaped, Pie Shaped Lot, Waterfall		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Tile, Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Composite Siding, Stone, Wood Frame	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Bar, Chandelier, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters		

**Inclusions:** N/A

Welcome to 209 Masters Row, a beautifully maintained home loaded with thoughtful upgrades and exceptional finishes throughout. Offering over 2,200 sq. ft. of thoughtfully designed living space, this home is perfect for comfortable family living. The bright, open-concept main floor features elegant glass railings, stainless steel appliances, a custom pantry with a built-in wine cooler and coffee bar, a spacious living and dining area, custom window coverings, and central air conditioning to keep you comfortable all summer long. Upstairs, you’ll find a generous bonus room, along with an impressive primary suite featuring a vaulted ceiling, three custom closets, and a beautifully upgraded ensuite. Two additional spacious bedrooms, a full bathroom, and a large laundry room with custom cabinetry and built-in shelving provide exceptional storage and convenience. The backyard is truly a showstopper, featuring stamped concrete, beautiful waterfalls, a large gate with RV parking access, and a professionally landscaped outdoor space that’s perfect for relaxing or entertaining. Additional highlights include a heated garage, custom pantry, coffee bar, and custom closet systems, all completed in the fall of 2025. The basement features a completed staircase and upgraded 9-foot ceilings, providing an excellent foundation for future development. This unfinished space offers endless potential to create additional living space customized to suit your lifestyle.