



GRASSROOTS
REALTY GROUP

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59 Eaton Terrace
Rural Rocky View County, Alberta

MLS # A2336921



\$1,449,900

Division:	Cambridge Park		
Type:	Residential/House		
Style:	2 Storey		
Size:	3,771 sq.ft.	Age:	2025 (1 yrs old)
Beds:	5	Baths:	4 full / 1 half
Garage:	Driveway, Oversized, Quad or More Attached, See Remarks		
Lot Size:	0.19 Acre		
Lot Feat:	Level, Rectangular Lot, Street Lighting		

Heating:	Forced Air, Natural Gas	Water:	Co-operative
Floors:	Carpet, Hardwood, Tile	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Cement Fiber Board, Concrete, Wood Frame	Zoning:	R-1
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Open Floorplan		

Inclusions:	N/A
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****Open house Saturday & Sunday September 19-20: 12 PM-2 PM** OVER \$50K IN BUILDER UPGRADES.** Welcome to Knightsbridge in Cambridge Park, a brand new estate community just minutes from Stoney Trail, Highway 1, East Hills Shopping Centre, Chestermere, and Calgary. The EVERLY offers 3771 sq ft of beautifully designed living space on a massive 8,208 sq ft lot, complete with an expansive backyard, rear deck, and a rare side-drive four-car attached garage. These are not your typical cookie-cutter homes. Inside, you'll find 5 spacious bedrooms and 4.5 bathrooms, including a main floor bedroom with its own 4-piece ensuite, perfect for multigenerational living. The main floor features rich hardwood flooring, 9 ft ceilings, 8 ft doors, black-framed windows, a formal dining area, open living space, and a separate flex room ideal for a home office or prayer room. The gourmet kitchen is built to impress with an oversized island, upgraded quartz countertops, stainless steel appliances, full-height cabinetry, and a secondary spice kitchen. The upper level offers a luxurious primary suite with a freestanding tub, body jets, and a custom-built closet, along with 3 additional bedrooms, ensuite bathrooms, a bonus room, and convenient second floor laundry. Upgrades include white oak and painted cabinetry, pantry and mudroom built-ins, enhanced lighting and electrical, exterior pot lights, premium plumbing fixtures, upgraded tile, custom wall tile, a fully loaded 42" gas fireplace, upgraded appliances, A/C rough-in, gas line upgrades, garage heater rough-in, black exterior windows, exposed aggregate driveway, and much more. Located near public and private schools, Khalsa schools, parks, playgrounds, walking paths, shopping, and everyday amenities, Knightsbridge offers quiet country-style living with quick access to the city.

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