

# \$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

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 Show Home Hours: Monday to Thursday: 2:00pm to 8:00pm, Saturday and Sunday: 12:00pm to 5:00pm.

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	Concrete Driveway, Double Garage Attached, Enclosed, 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, Electric Cooktop, Microwave, Range Hood, Refrigerator, Washer
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        53

HOA Fees                420

HOA Fees Freq.        ANN

### **Listing Details**

Listing Office           Jayman Realty Inc.

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