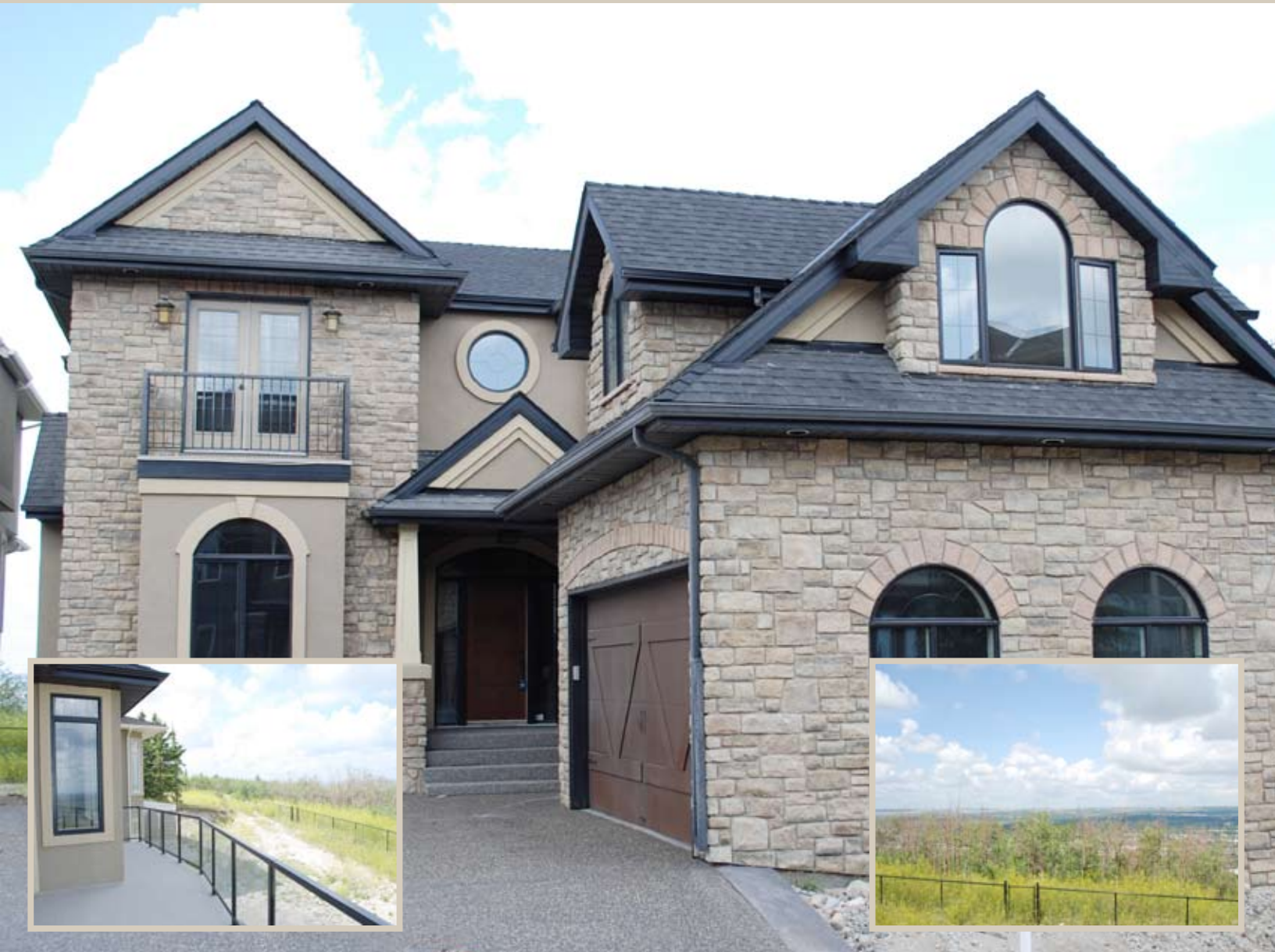


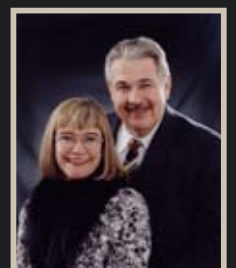
22 Coulee Lane S.W.



Luxurious, executive living at its best - this stunning custom built home is situated on a quiet cul-de-sac backing to green space with a magnificent view of the entire river valley.



*Ellyn Mendham &
Tom Westcott*
realtors®



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The dramatic foyer with open curved staircase leads to the great room which showcases a bowed window wall overlooking the view plus a gas fireplace surrounded by furniture quality built-ins.



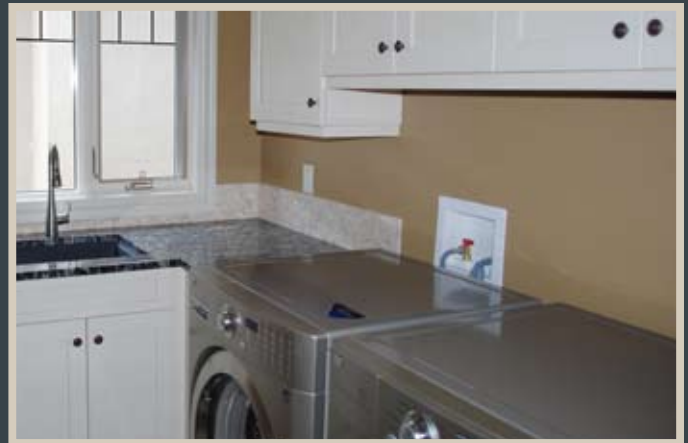
Your private den opens off the foyer and there is an opulent formal dining room with tray ceiling and gorgeous built-in hutch and buffet plus rich hardwood flooring. The kitchen will delight any chef with its chic granite counters, custom cabinetry, and upscale stainless appliances.



22 Coulee Lane S.W.



There is a romantic master retreat with corner gas fireplace, amazing views, a fantastic walk-in closet, and a spa-inspired ensuite which boasts his and her vanities, a relaxing jetted tub, and luxurious steam shower.



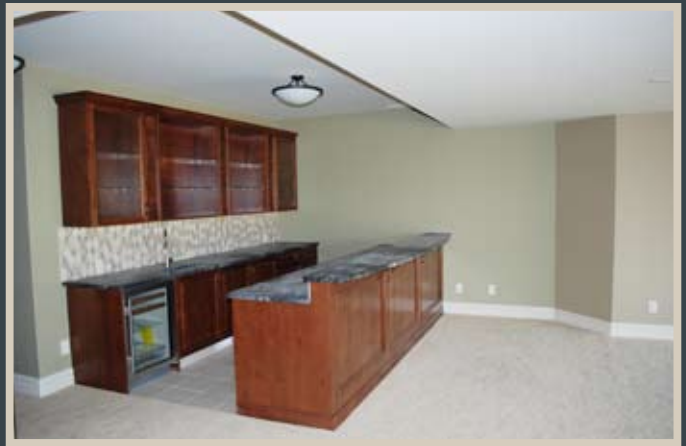
Two other good-sized bedrooms, a full bath, and a handy laundry complete the upper level.



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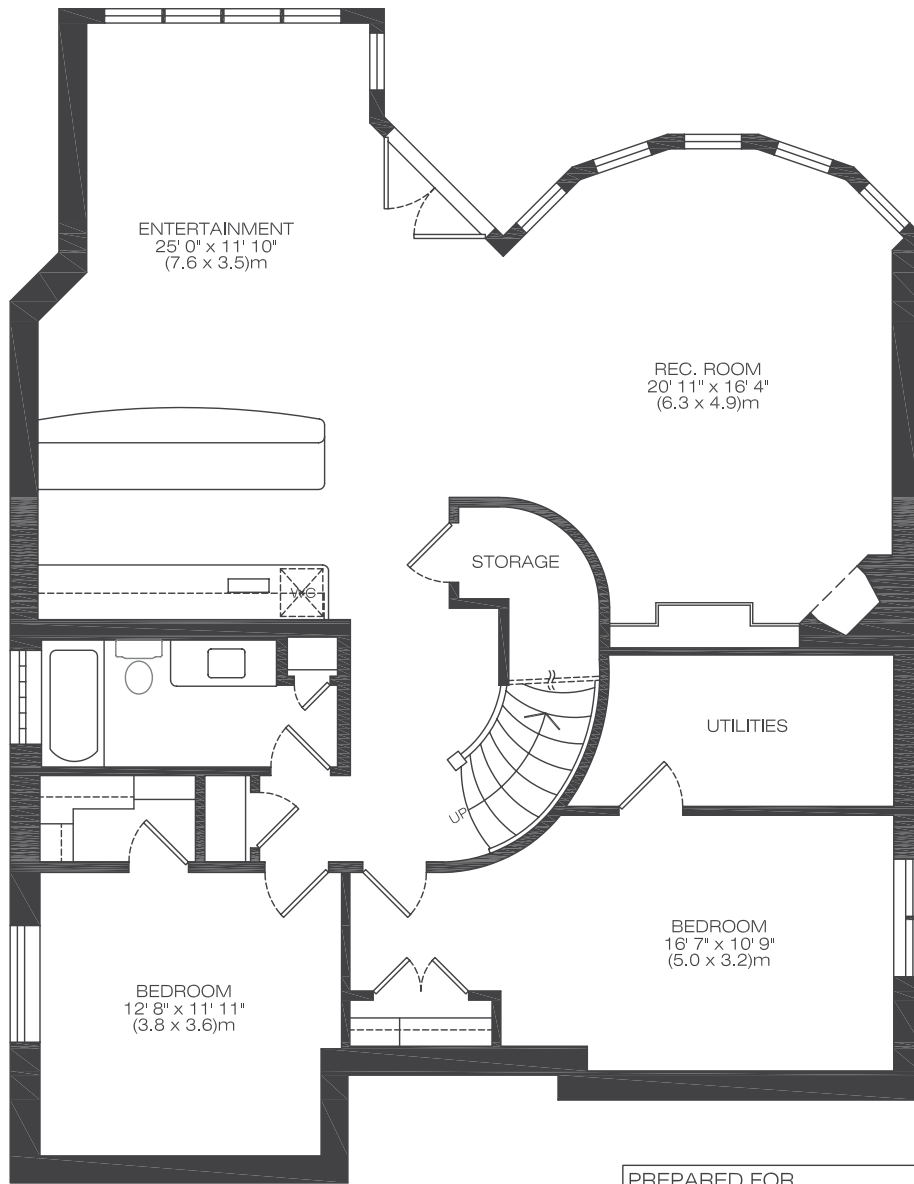


The fully developed walk-out basement has been masterfully designed as an entertainer's paradise with a family room with gas fireplace and built-ins, restaurant style granite topped bar with wine fridge, full bath and two spacious bedrooms.



Even the lower level benefits from this location, as it directly backs to the green park area behind.





PREPARED FOR
ELLYN MENDHAM &
TOM WESTCOTT
(RE/MAX PROFESSIONALS)

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22 Coulee Lane
S.W. Calgary

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