$2,975,000 - 1131 Dorchester Avenue Sw, Calgary

MLS® #A2202567

$2,975,000
4 Bedroom, 5.00 Bathroom, 3,678 sqft
Residential on 0.14 Acres

Upper Mount Royal, Calgary, Alberta

Situated in Calgary's prestigious Mount Royal community, this European-inspired home spans over 4,400 sq. ft. of sophisticated living space, complete with a four-car attached garage. A heated driveway, framed by towering columnar aspen trees offers an impressive entrance. The design blends classic European style with modern convenience and quality craftsmanship.

Inside, the main floor is thoughtfully laid out, starting with a spacious office featuring custom crafted shelving and large windows. The formal living room, with coffered ceilings, intricate moldings, and a sleek modern fireplace, creates a welcoming yet refined atmosphere. The adjacent dining room is flooded with natural light, thanks to a wall of windows, and features a fireplace and a striking chandelier. Hardwood floors extend throughout all levels of the home, adding warmth and elegance.

The chefâ€™s kitchen is a standout, offering professional-grade appliances seamlessly integrated into custom cabinetry. It includes dual dishwashers, a 6-burner DÃ©cor stove with double ovens, and a Sub-Zero refrigerator. The large central island, illuminated by two dramatic chandeliers, combines style with function. A cozy kitchen nook looks out to a south-facing deck and beautifully landscaped yard with rock walls, a waterfall, a built-in barbecue, and a fireplace.

Adjacent to the kitchen, the family room offers a relaxing space with a fireplace and custom shelving.

The grand staircase leads upstairs to the master suite, which spans the rear of the home. South-facing windows and skylights bathe the room in natural light throughout the day. A private lounge area overlooks the backyard and flows into a luxurious 5-piece ensuite with a multi-function shower and steam room. The walk-in dressing room includes custom his-and-hers closets. Two additional generously-sized bedrooms, each with an ensuite, offer privacy and comfort.

The lower level is made for entertaining, with a recreation room, a custom entertainment center, a wet bar with dual wine fridges, a wine cellar, and an additional bedroom with a full bath.

Additional highlights include a heated garage, driveway, and stairs for added convenience. The home features 10-foot ceilings, 8-foot solid doors, and 8 skylights throughout, filling the home with natural light. Custom millwork and dual central staircases further demonstrate the attention to detail.

Modern amenities include air conditioning, water filtration, electric blinds, and a central vacuum system.

Located in the heart of Mount Royal, this home offers easy access to top schools, fine dining, shopping, parks, and the exclusive Glencoe Club. Combining luxury, design, and convenience, this property provides a rare opportunity to live in one of Calgaryâ€™s most coveted neighbourhood.

Built in 2008

Essential Information

MLS® #	A2202567
Price	$2,975,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,678
Acres	0.14
Year Built	2008
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	1131 Dorchester Avenue Sw
Subdivision	Upper Mount Royal
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 1B1

Amenities

Parking Spaces	6
Parking	Heated Garage, Oversized, Heated Driveway, Quad or More Attached, Tandem
# of Garages	4

Interior

Interior Features	Bar, Bookcases, Built-in Features, Central Vacuum, Chandelier, Crown Molding, Double Vanity, High Ceilings, Jetted Tub, Skylight(s), Storage, Walk-In Closet(s), Wet Bar, Wired for Data, Wired for Sound, Kitchen Island, Quartz Counters, Recessed Lighting, Steam Room, Track Lighting
Appliances	Bar Fridge, Built-In Gas Range, Built-In Oven, Built-In Refrigerator, Central Air Conditioner, Double Oven, Gas Cooktop, Microwave, Washer/Dryer, Window Coverings, Dishwasher
Heating	Central, In Floor, Fireplace(s), Forced Air, Hot Water, Natural Gas, ENERGY STAR Qualified Equipment

Cooling	Central Air
Fireplace	Yes
# of Fireplaces	4
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, Barbecue, BBQ gas line, Garden, Private Entrance, Private Yard, Built-in Barbecue
Lot Description	Garden, Landscaped, Back Yard, City Lot, Front Yard
Roof	Asphalt Shingle
Construction	Stone, Wood Frame, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	March 14th, 2025
Days on Market	117
Zoning	R-CG

Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)

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