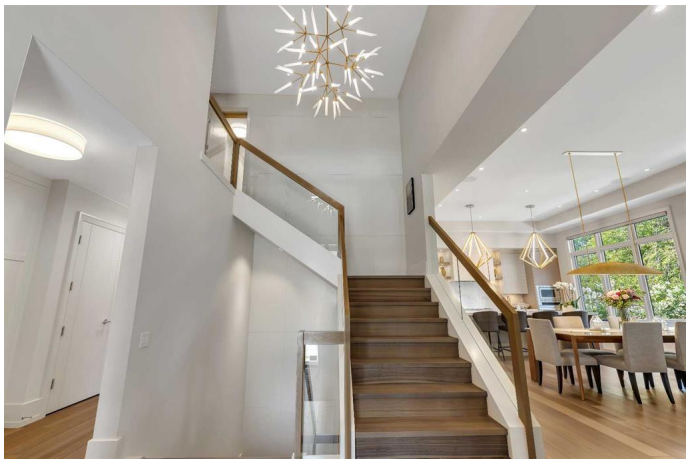
$3,390,000 - 407 Elbow Park Lane Sw, Calgary

MLS® #A2230509

$3,390,000
4 Bedroom, 4.00 Bathroom, 2,601 sqft
Residential on 0.15 Acres



Elbow Park, Calgary, Alberta

Step inside 407 Elbow Park Lane SW for the rare opportunity to see a Rockwood Custom Homes masterpiece for the first time on the market. Situated on a mature, tree-lined street in prestigious East Elbow Park, you are nestled in an enclave of quiet streets and walking paths while still being in the heart of the inner city, close to boutique shopping and restaurants. As you walk in, the bright foyer with two-storey ceilings, a custom staircase, and a designer light fixture sets the tone for the level of quality and craftsmanship throughout the home. Automation through a Control4 system gives you control of the built-in speakers and peace of mind from the security system. Enjoy tranquility and relaxation in the great room while sitting around the fireplace featuring a bespoke tile and concrete mantle. The dining area features a gorgeous light fixture and ample room for all your guests. The kitchen is equipped with Dacor appliances; range and hood fan, oven, a panelled fridge/freezer, and microwave. An oversized island has plenty of room for entertaining. Custom cabinetry throughout is both sophisticated and designed with an organized cook in mind. Off the kitchen is an additional pantry for your coffee station and storage. The main floor also features a powder room with a reclaimed brick wall and wall coverings, plenty of closet space for coats and shoe storage as well as the mudroom. From the mudroom step into the oversize heated garage with room for two cars side by side and

a third car parked tandem. The roofs are high enough to allow a lift for any car enthusiasts! On the upper level is the spectacular primary suite. You can imagine yourself enjoying morning coffee in the sitting area with the large windows behind you, or outside on the private deck sitting beside the fire table on quiet evenings. Stepping into the ensuite is like entering a spa, with large-format tile, designer light fixtures and a double vanity. Rejuvenate in the freestanding tub and curbless steam shower. Connected to the ensuite is a walk-in closet with enough hanging storage and built-ins for even the most fashion minded. The upper level also features a second bedroom with a 4-piece ensuite and walk-in closet as well as a fully equipped laundry room. The lower level features epoxy floors throughout, a media room for catching up on your favourite shows, wet bar with wine storage, two bedrooms and a three-piece tiled bathroom. Not only are the indoor spaces in this home done to perfection, but that same quality carries over outside. Step through sliding doors from the great room onto the covered deck, equipped with Phantom Screens, heaters, and a fireplace to make this space usable year-round. The drop-down patio has room for an outdoor dining set and features a gas line with potential for another barbecue or a hot tub. The yard is carefully landscaped with beds, manicured lawn and fence for your private outdoor oasis. Donâ€™t miss out on this one-of-a-kind opportunity, book your showing today!

Built in 2019

Essential Information

MLS® #	A2230509
Price	$3,390,000
Bedrooms	4

Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,601
Acres	0.15
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	407 Elbow Park Lane Sw
Subdivision	Elbow Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 3B2

Amenities

Parking Spaces	3
Parking	Double Garage Attached
# of Garages	3

Interior

Interior Features	Built-in Features, Chandelier, Double Vanity, High Ceilings, Kitchen Island, Pantry, Bar
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Washer, Built-In Refrigerator, Built-In Freezer
Heating	Fireplace(s), Forced Air
Cooling	Full
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard, Barbecue

Lot Description	Back Yard, Garden, Landscaped, Lawn, Rectangular Lot
Roof	Asphalt, Flat, Flat Torch Membrane
Construction	Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 13th, 2025
Days on Market	51
Zoning	R-CG

Listing Details

Listing Office	Grey Rock Properties

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