

**338233 Panima Close W**  
**Rural Foothills County, Alberta**

**MLS # A2309349**



**\$5,000,000**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Acreage with Residence, Bungalow		
<b>Size:</b>	4,668 sq.ft.	<b>Age:</b>	2022 (4 yrs old)
<b>Beds:</b>	7	<b>Baths:</b>	6 full / 1 half
<b>Garage:</b>	Driveway, Electric Gate, Garage Door Opener, Gated, Heated Garage, Insula		
<b>Lot Size:</b>	6.03 Acres		
<b>Lot Feat:</b>	Cul-De-Sac, Environmental Reserve, Gentle Sloping, Landscaped, Many Tree		

<b>Heating:</b>	In Floor, Fireplace(s), Forced Air, Natural Gas	<b>Water:</b>	Well
<b>Floors:</b>	Carpet, Tile, Vinyl Plank	<b>Sewer:</b>	Mound Septic
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	34-20-1-W5
<b>Exterior:</b>	Cement Fiber Board, Mixed, Wood Frame	<b>Zoning:</b>	CRA
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Bar, Built-in Features, Central Vacuum, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Smart Home, Soaking Tub, Storage, Wet Bar, Wired for Sound		
<b>Inclusions:</b>	See supplements for list of goods included		

**\*\*\*Absolutely Breathtaking Luxury Estate\*\*\*** Designed for those who expect the very best, this one-of-a-kind custom walk-out bungalow offers over 7,500 sq. ft. of refined living, blending timeless craftsmanship with modern luxury. Dare to compare. Every inch of this home reflects uncompromising luxury and exceptional attention to detail, highlighted by high-end flooring, statement lighting, and a beautifully curated color palette throughout. With 7 bedrooms and 6.5 bathrooms,(plus another bath in the shop) this home is built to impress&mdash;whether hosting intimate gatherings or large-scale events. The grand open-concept great room is anchored by a dramatic floor-to-ceiling rock fireplace, seamlessly connecting to an extraordinary chef&rsquo;s DREAM kitchen featuring WOLF, Sub-Zero, and Miele appliances, a massive island, and an exceptional butler&rsquo;s pantry. Entertain effortlessly year-round with a fully enclosed outdoor BBQ area with vaulted ceilings and cabinetry open to the MOUNTAIN VIEWS. Step up to ENJOY MOVIE NIGHTS IN YOUR OWN PRIVATE STUNNING THEATRE ROOM., a second huge bedroom is currently being used as a gym and features large windows and endless flexibility. The MAIN FLOOR primary suite is a true privacy retreat, complete with dual walk-in closets boasting built in cabinetry and a truly outstanding spa-inspired ensuite. Walk-out lower level has been thoughtfully designed for both comfort and entertaining, featuring an expansive family room highlighted by a striking feature wall with gas fireplace and extensive custom built-in cabinetry. A truly unique bar area showcases granite countertops, a dishwasher, and a stunning glass-enclosed wine room&mdash;perfect for hosting in style. This level is completed by four additional bedrooms and three full bathrooms, offering

exceptional space and versatility for family and guests alike. Smart home integration throughout (ELAN, Lutron QSX, Paradox security) ensures seamless control of lighting, audio, video, and security, ALSO included in the shop. Car enthusiasts and hobbyists will appreciate the massive 3284 sq. ft. shop, featuring in-floor heating, 6" Solid Concrete slab floor, 16' ceilings, three oversized overhead doors, a 3-piece bathroom, mezzanine, and dedicated storage space. A paved mature tree-lined driveway, and private gated entrance complete this TRULY exceptional luxury offering—where elegance, comfort, and privacy meet. Less than 15 minutes to the Calgary city limits and about 5 minutes to Strathcona Tweedsmuir school.