# \$3,795,000 - 530 Crescent Road Nw, Calgary

MLS® #A2253643

## \$3,795,000

3 Bedroom, 5.00 Bathroom, 3,225 sqft Residential on 0.08 Acres

Rosedale, Calgary, Alberta

Perched high above the city on one of Calgary's most coveted streets, this architectural triumph redefines modern luxury. Designed by Sean McCormick, curated by Paul Lavoie, and masterfully built by Riverview Custom Homes, every square inch of this residence is a study in world-class design and flawless execution. From the moment you enter, you're enveloped in sleek sophisticationâ€"soaring ceilings, sculptural lines, and bespoke millwork that blur the boundaries between art and architecture. The living room opens wide with full-height Reynaers sliding walls of glass, connecting to a dramatic front terrace where a dual fireplace and uninterrupted city skyline views create the ultimate backdrop for entertaining. The dining space and chef's kitchen flow with understated elegance, elevated by a showpiece quartz waterfall island, custom cabinetry, and an integrated Miele appliance suite. Hidden within the paneled wall: a discreet powder room and a private elevator connecting all four levels. At the rear, a refined den and screened "three-season― room invite intimate moments of calm. Upstairs, the primary suite is pure

indulgenceâ€"floor-to-ceiling windows frame the city lights, while a couture dressing room and spa-inspired ensuite with heated floors, freestanding tub, and oversized shower create a private sanctuary. A second lavish bedroom with ensuite and a designer laundry room complete this level. The top floor is where







glamour meets leisureâ€"a sprawling media lounge with home theatre, wet bar with dual Sub-Zero fridges, and seamless access to a private terrace with flame table and fireplace. From sunrise to sunset, the panoramic city and mountain views here are simply unforgettable. A third bedroom and bath round out this floor.

On the lower level, discover a private gym, steam shower, and a custom mudroom leading to the immaculate heated double garage with EV charger rough-in. Technology and comfort intertwine with in-floor heating, full snowmelt system, central A/C, complete home automation, and secured gated perimeter with cameras. This is more than a homeâ€"it's a statement. A one-of-a-kind residence on Crescent Road where luxury, design, and location converge in perfect harmony.

#### Built in 2015

#### **Essential Information**

MLS® # A2253643 Price \$3,795,000

Bedrooms 3
Bathrooms 5.00

Full Baths 4
Half Baths 1

Square Footage 3,225
Acres 0.08
Year Built 2015

Type Residential
Sub-Type Detached
Style 3 Storey
Status Active

# **Community Information**

Address 530 Crescent Road Nw

Subdivision Rosedale

City Calgary
County Calgary
Province Alberta
Postal Code T2M 4A5

**Amenities** 

Parking Spaces 4

Parking Double Garage Attached, Heated Garage, Concrete Driveway, Electric

Gate, Heated Driveway

# of Garages 2

Interior

Interior Features Built-in Features, Central Vacuum, Closet Organizers, Double Vanity,

High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Sump Pump(s), Vinyl Windows, Walk-In Closet(s), Wet Bar, Wired for Sound, Bookcases,

Elevator

Appliances Bar Fridge, Built-In Oven, Central Air Conditioner, Dishwasher, Dryer,

Washer, Built-In Refrigerator, Built-In Freezer, Induction Cooktop,

Warming Drawer, Water Purifier

Heating In Floor, Forced Air

Cooling Central Air

Fireplace Yes
# of Fireplaces 3
Fireplaces Gas
Has Basement Yes

Basement Finished, Full

**Exterior** 

Exterior Features Balcony, BBQ gas line, Fire Pit, Private Entrance

Lot Description Back Lane, Front Yard, Irregular Lot, Views

Roof Flat Torch Membrane, Flat, Membrane

Construction Stucco, Wood Frame

Foundation Poured Concrete

**Additional Information** 

Date Listed September 5th, 2025

Days on Market 54

Zoning R-CG

**Listing Details** 

## Listing Office Century 21 Bamber Realty LTD.

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