# 1020 Bel-Aire Drive SW

Calgary | Active | MLS® A2356927

**$4,500,000**









| Bedrooms | Bathrooms | Year Built | Living area |
|---|---|---|---|
| **5** | **7** | **1972** | **4,131.16 sq. ft.** |

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Listed by Century 21 Masters

# A closer look

Welcome to an extraordinary custom residence in the prestigious community of Bel-Aire, where timeless architecture, exceptional craftsmanship and thoughtful design come together. Meticulously reimagined by the homeowner in collaboration with award-winning designer Paul Lavoie, this remarkable home underwent an extensive transformation, completed in 2014. Taken back to the studs, substantially expanded and rebuilt with carefully selected materials sourced from around the world, every element was considered, from the grand architectural details to the finest finishes. Offering over 8,000 sq. ft. of beautifully developed living space, the home features five bedrooms, each with its own private ensuite and heated floors. The addition of an ICF foundation allowed for impressive 10-foot ceilings in the lower level, while the main floor was redesigned with soaring 12-foot ceilings and expansive windows that fill the principal living spaces with natural light. Heated Crema Marfil marble flooring flows throughout, setting the tone for the exceptional quality found at every turn. At the heart of the home is a beautifully appointed chef's kitchen, featuring premium appliances including a Wolf gas range and Miele refrigerator and freezer. Designed for both everyday living and entertaining, the main level offers generous gathering spaces, an elegant formal dining room and a seamless balance of sophistication and comfort. The private primary retreat is a sanctuary of its own, complete with a fireplace and a spa-inspired ensuite designed for relaxation. A striking walnut staircase leads to the fully developed lower level, thoughtfully designed for recreation and entertaining. Enjoy a dedicated golf simulator, music room and temperature-controlled wine cellar. An elevator provides convenient access between levels, further enhancing the home's functionality. The attention to detail continues into the heated double attached garage, designed to accommodate the future installation of two vehicle lifts, while the oversized driveway provides parking for four additional vehicles. Outdoors, the beautifully landscaped backyard offers a private retreat surrounded by towering mature spruce trees. An outdoor fireplace creates an inviting setting for quiet evenings or entertaining, with a sense of seclusion rarely found in an inner-city location. Situated on one of Calgary's most prestigious residential streets, 1020 Bel-Aire Drive SW represents a rare opportunity to own a truly bespoke residence, where architectural excellence, luxurious finishes and exceptional attention to detail define every space. Property AS-IS

# Property details

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|---|---|
| **Status** | Active |
| **Prop. Type** | Residential |
| **MLS® Num** | A2356927 |
| **Bedrooms** | 5 |
| **Bathrooms** | 7 |
| **Year Built** | 1972 |
| **Property Type:** | Residential |
| **Property Sub Type:** | Detached |
| **Condo Type:** | Not a Condo |

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|---|---|
| **Transaction Type:** | For Sale |
| **Suite:** | No |
| **Num Legal Suites:** | 0 |
| **Num Illegal Suites:** | 0 |
| **Home Style:** | Bungalow |
| **Total Living Area:** | 4,131.16 sq. ft. |
| **Acreage:** | No |
| **Lot Area:** | 13,551 sq. ft. |
| **Lot Frontage:** | 81' 1/8 " |
| **Front Exposure:** | South |
| **Floor Location:** | Ground |
| **Levels:** | One |
| **Total Rooms Above Grade:** | 9 |
| **Year built:** | 1972 (Age: 54) |
| **Bedrooms:** | 5 (Above Grd: 3) |
| **Bedrooms Above Grade:** | 3 |
| **Bedrooms On Main:** | 3 |
| **Bedrooms Below Grade:** | 2 |
| **Bathrooms:** | 7.0 (Full:5, Half:2) |
| **Num Ensuite Baths:** | 5 |
| **Plan:** | 5815HT |
| **Heating:** | In Floor, Fireplace(s), Forced Air |
| **Basement:** | Full, Finished, None |
| **Foundation:** | ICF Block |
| **New Constr.:** | No |
| **Construction Material:** | ICFs (Insulated Concrete Forms), Post & Beam, Stone, Stucco, Wood Frame |

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| **Structure Type:** | House |
| **Roof:** | Cedar Shake |
| **Ensuite:** | Yes |
| **Flooring:** | Hardwood, Marble, Stone, Tile |
| **Cooling:** | Central Air |
| **Fireplaces:** | 3 |
| **Fireplace Details:** | Electric, Gas |
| **Garage:** | Yes |
| **Garage Spaces:** | 2 |
| **Parking:** | Double Garage Attached |
| **Parking Places:** | 8 |
| **Parking Total/Covered:** | 8 / - |
| **Laundry Features:** | Lower Level |
| **City Quadrant:** | Southwest |
| **Community:** | Bel-Aire |
| **Appliances:** | Bar Fridge, Built-In Freezer, Built-In Refrigerator, Central Air Conditioner, Dishwasher, Garage Control(s), Gas Range, Microwave, Range Hood, Tankless Water Heater, Washer/Dryer, Water Purifier, Water Softener, Window Coverings, Wine Refrigerator |
| **Inclusions:** | N/A |
| **Restrictions:** | Restrictive Covenant, Utility Right Of Way |
| **Main Floor** | Bedroom · 16'9" × 11'5" · |
| **Main Floor** | Bedroom · 15' × 13'10" · |
| **Main Floor** | Breakfast Nook · 16'3" × 12'4" · |
| **Main Floor** | Dining Room · 21'5" × 12'8" · |
| **Main Floor** | Family Room · 31'7" × 21'5" · |
| **Main Floor** | Foyer · 21'11" × 10'1" · |

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|---|---|
| **Main Floor** | Kitchen · 18'9" × 11'1" · |
| **Main Floor** | Living Room · 18'11" × 16'4" · |
| **Main Floor** | Mud Room · 15'2" × 7'7" · |
| **Main Floor** | Office · 10'4" × 9'10" · |
| **Main Floor** | Bedroom - Primary · 19'2" × 15'10" · |
| **Main Floor** | Walk-In Closet · 11'5" × 7'2" · |
| **Main Floor** | Walk-In Closet · 14'7" × 11'5" · |
| **Lower Level** | Bedroom · 15'10" × 14'2" · |
| **Lower Level** | Bedroom · 14'5" × 14'1" · |
| **Lower Level** | Other · 14'9" × 13'6" · |
| **Lower Level** | Den · 22'10" × 14'1" · |
| **Lower Level** | Other · 4'6" × 4' · |
| **Lower Level** | Other · 18'2" × 9'11" · |
| **Lower Level** | Laundry · 11'8" × 7'10" · |
| **Lower Level** | Game Room · 32'2" × 27'4" · |
| **Lower Level** | Storage · 7' × 6'6" · |
| **Lower Level** | Media Room · 22'2" × 15'8" · |
| **Lower Level** | Furnace/Utility Room · 32'8" × 8'8" · |
| **Lower Level** | Walk-In Closet · 9'1" × 4'11" · |
| **Lower Level** | Walk-In Closet · 13'9" × 10'11" · |
| **Lower Level** | Walk-In Closet · 9'4" × 6'4" · |
| **Lower Level** | Wine Cellar · 15'6" × 5'4" · |
| **Title to Land:** | Fee Simple |
| **Community Features:** | Golf, Park, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights |

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| **Interior Features:** | Bar, Bidet, Bookcases, Breakfast Bar, Built-in Features, Central Vacuum, Chandelier, Closet Organizers, Crown Molding, Double Vanity, Elevator, French Door, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Skylight(s), Soaking Tub, Storage, Sump Pump(s), Tankless Hot Water, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar |
| **Exterior Features:** | Courtyard, Garden, Private Yard |
| **Patio And Porch Features:** | Other |
| **Lot Features:** | Front Yard, Garden, Landscaped, Lawn, Private, Street Lighting |
| **Accessibility Features:** | Accessible Elevator Installed |
| **Num. of Parcels:** | 0 |
| **Fencing:** | Fenced |
| **Region:** | Calgary |
| **Zone:** | CAL Zone CC |
| **Zoning:** | R-C1L |
| **Listed Date:** | Nov 12, 2026 |

### Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1020-bel-aire-drive-sw-calgary-a2356927/

### Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 02:05 PM (UTC)

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