



2-3 Beds



2-3 Baths



1,870 Square Feet



Optional Lower Level

Style: MODERN



MODERNO



RIPOSO

MAIN LEVEL

1,870 SQ. FT. ■ 10' CEILING HEIGHT

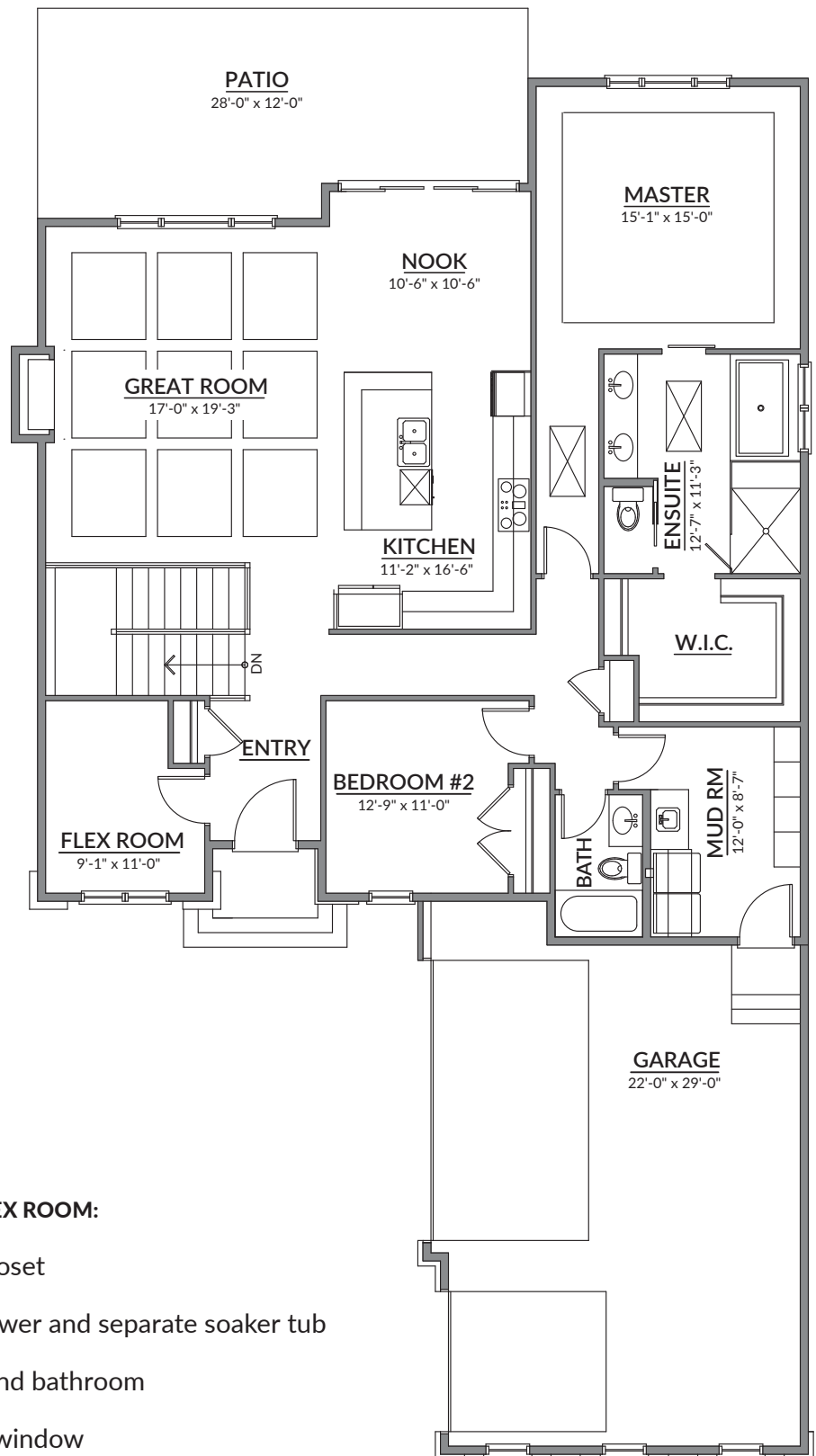
Riposo

Highlights OF LIVING AREAS:

- Open-concept floor plan
- Spacious L-shaped kitchen with site-finished cabinetry
- Modern gas-burning fireplace
- Sliding French doors for easy patio access
- Mudroom with site-finished cabinetry and laundry
- Oversized triple-car garage with three windows
- Coffered ceiling detail in great room
- Abundance of windows and skylights

Highlights OF BEDROOMS/FLEX ROOM:

- Spacious master with walk-through closet
- Luxurious ensuite with over-sized shower and separate soaker tub
- Second bedroom located beside second bathroom
- Enclosed flex room with front-facing window



REFINED ■ SINGLE-FLOOR LIVING ■ SMART DESIGN



RIPOSO

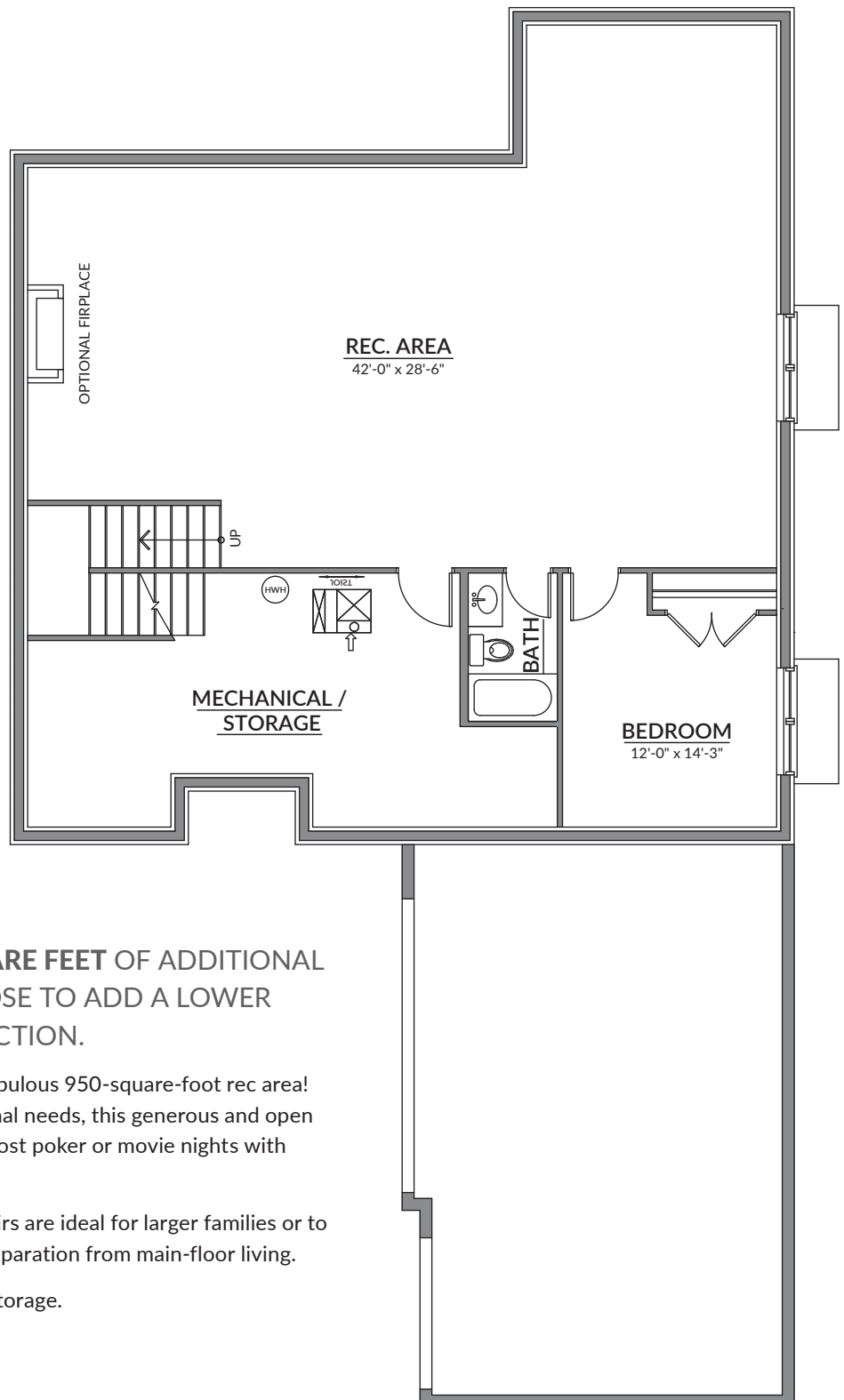
OPTIONAL LOWER LEVEL

1,248 SQ. FT. ■ 9' CEILING HEIGHT

Riposo

Highlights:

- Huge recreational area
- Optional fireplace
- Additional bedroom
- Full bathroom



THE RIPOSO OFFERS **1,248 SQUARE FEET** OF ADDITIONAL SPACE FOR CLIENTS WHO CHOOSE TO ADD A LOWER LEVEL TO THEIR NEW CONSTRUCTION.

- Entertain your friends and family in this fabulous 950-square-foot rec area! With ample space for all of your recreational needs, this generous and open space can be used as a games area, or to host poker or movie nights with family and friends.
- An extra bedroom and bathroom downstairs are ideal for larger families or to house overnight guests, providing some separation from main-floor living.
- A large mechanical room provides ample storage.

WITH ITS SMART USE OF SPACE, THIS SPACIOUS BUNGALOW
IS PERFECT FOR SINGLES, COUPLES OR EMPTY NESTERS
LOOKING FOR MODERN LUXURY LIVING.

Your sanctuary awaits!

THE COMMUNITY



elvedenpark.com

The latest development by master homebuilder, Moderno Homes, Elveden Park offers country living with big city amenities. With easy access to downtown, just minutes from some of Calgary's best schools, and in close proximity to the amenities of Westhills and Aspen Landing, Elveden Park is located in one of Calgary's most sought after neighbourhoods. Our exclusive 18-lot development is encircled by a community fence and mature trees, offering privacy and serenity to our residents.

THE STUNNING HOMES AT ELVEDEN PARK OFFER:

- Triple car garages on every property
- Large and secluded backyards
- Partial views of the mountains
- Walkout basements (Optional)

THE BUILDER



MODERNO

modernoinc.ca

Founded in 2003, Moderno began constructing finely crafted custom homes in Canmore and Calgary. Deeply rooted in four generations of custom Italian craftsmanship, Great Grandfather Samuel Croselli instilled passion and pride in his family with his love of building homes in true artisan style. The Croselli family home was built in 1906 in the Mission district and remains a vibrant part of Calgary's heritage. Moderno is Italian for Modern. Luxury amenities, modern living and artisan craftsmanship.

Get to know us and discover the Moderno advantage for yourself.