

164 Cornerstone Grove NE Calgary, Alberta

MLS # A2269687



\$494,999

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| Division: | Cornerstone | | |
| Type: | Residential/Four Plex | | |
| Style: | 2 Storey | | |
| Size: | 1,552 sq.ft. | Age: | 2022 (4 yrs old) |
| Beds: | 3 | Baths: | 2 full / 1 half |
| Garage: | Double Garage Detached | | |
| Lot Size: | 0.05 Acre | | |
| Lot Feat: | Back Lane, Landscaped, Lawn, Level | | |

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|--------------------|---|-------------------|------|
| Heating: | Forced Air | Water: | - |
| Floors: | Carpet, Tile, Vinyl Plank | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Full | LLD: | - |
| Exterior: | Vinyl Siding, Wood Frame | Zoning: | R-Gm |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, See Remarks, Vinyl Windows | | |

Inclusions: NA

... Welcome to the Immaculate/epitome of modern living in the new community of Cornerstone! This year 2022 constructed, two-storey townhome by Truman Homes offers the ideal blend of style and functionality and NO CONDO FEES. With 3 bedrooms and 2.5 bathrooms, there's plenty of space for your family to thrive. The main floor offers a spacious and bright layout with abundant natural light and high cabinets. The contemporary kitchen with cream cabinetry, stainless steel appliances (with a gas stove!) and a generous island, perfect for preparing meals and hosting friends and family. Upstairs, you'll find an ample primary suite with a sizable walk-in closet and ensuite bathroom with double sinks! Two additional bedrooms share a well-appointed full bathroom, and laundry is just down the hall. The basement is unfinished, offering endless possibilities to fit your lifestyle. You'll find a yard and a DOUBLE DETACHED GARAGE in the back. Conveniently located right across the street from a variety of shops and services, including Chalo FreshCo, Dollarama and Shoppers Drug Mart. The community offers a family-friendly atmosphere, proximity to parks and schools, and convenient access to major roadways for easy commuting. Don't miss the opportunity to call this brand-new townhome yours! Your future in Cornerstone begins here. This home is perfect for an investor or a first time buyer. Call your favourite Realtor for a Private showing now.