

168 CORNERBROOK Road NE
Calgary, Alberta

MLS # A2276833



\$816,000

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|------------------|------------------------------|---------------|------------------|
| Division: | Cornerstone | | |
| Type: | Residential/House | | |
| Style: | 2 Storey | | |
| Size: | 2,185 sq.ft. | Age: | 2024 (2 yrs old) |
| Beds: | 6 | Baths: | 5 |
| Garage: | Double Garage Attached | | |
| Lot Size: | 0.08 Acre | | |
| Lot Feat: | Backs on to Park/Green Space | | |

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|--------------------|----------------------------------------------------------------|-------------------|-----|
| Heating: | Central, Forced Air | Water: | - |
| Floors: | Carpet, Tile, Vinyl Plank | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Full | LLD: | - |
| Exterior: | Vinyl Siding, Wood Frame | Zoning: | R-G |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Kitchen Island, No Animal Home, No Smoking Home, Vinyl Windows | | |

Inclusions: N/A

Welcome to this Beautifully upgraded 2024-built home in the desirable community of Cornerstone. LEGAL BASEMENT SUITE / LOT BACKING ONTO GREEN SPACE / SPICE KITCHEN / MAIN FLOOR DEN + FULL BATH / TOTAL 6 BED + 5 FULL BATH this property offers a functional layout with modern finishes throughout. The main floor features a bright foyer, versatile flex room, open-concept living space with a gas fireplace, and a kitchen complete with quartz countertops, stainless steel appliances, and a large island and A large walk-in SPICE KITCHEN. A 3-piece full bathroom with standing shower completes the main level. Upstairs, you will find a spacious bonus room, four bedrooms and 3 full bathroom and a convenient laundry room. The primary suite includes a large walk-in closet and a 5-piece ensuite with dual vanities, soaker tub, and oversized shower and Second master bedroom with full bathroom. The fully finished LEGAL BASEMENT SUITE adds two well-sized bedrooms, a full bath, Beautiful Brand new kitchen, and rec space, designed as an for personal use. This home combines comfort, style, and functionality in one of Calgary's growing communities.