

604, 90 Corner Meadows Manor NE  
 Calgary, Alberta

MLS # A2287278



**\$475,000**

|                  |                        |               |                  |
|------------------|------------------------|---------------|------------------|
| <b>Division:</b> | Cornerstone            |               |                  |
| <b>Type:</b>     | Residential/Five Plus  |               |                  |
| <b>Style:</b>    | 3 (or more) Storey     |               |                  |
| <b>Size:</b>     | 1,813 sq.ft.           | <b>Age:</b>   | 2025 (1 yrs old) |
| <b>Beds:</b>     | 4                      | <b>Baths:</b> | 3 full / 1 half  |
| <b>Garage:</b>   | Double Garage Attached |               |                  |
| <b>Lot Size:</b> | 0.02 Acre              |               |                  |
| <b>Lot Feat:</b> | Cul-De-Sac, Landscaped |               |                  |

|                    |                                                                                            |                   |        |
|--------------------|--------------------------------------------------------------------------------------------|-------------------|--------|
| <b>Heating:</b>    | Forced Air                                                                                 | <b>Water:</b>     | -      |
| <b>Floors:</b>     | Carpet, Ceramic Tile, Laminate                                                             | <b>Sewer:</b>     | -      |
| <b>Roof:</b>       | Asphalt Shingle                                                                            | <b>Condo Fee:</b> | \$ 200 |
| <b>Basement:</b>   | None                                                                                       | <b>LLD:</b>       | -      |
| <b>Exterior:</b>   | Mixed                                                                                      | <b>Zoning:</b>    | M-1    |
| <b>Foundation:</b> | Poured Concrete                                                                            | <b>Utilities:</b> | -      |
| <b>Features:</b>   | Breakfast Bar, Closet Organizers, No Animal Home, No Smoking Home, Pantry, Quartz Counters |                   |        |

**Inclusions:** NA

Brand New ,3 Storey Townhome with double car garage (19.5 X 19) attached In Cornerstone. With total of 4 Bedrooms and 4 washrooms. Stainless steel appliances, quartz countertop throughout the house. Huge balcony with gas line for summer BBQ. Walking distance to shopping center and many more facilities. Just 10 minutes' drive to Airport, easy access to Stoney trail and Deerfoot trail