

**1921 McCaskill Drive**  
**Crossfield, Alberta**

**MLS # A2301544**



**\$469,900**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/Duplex		
<b>Style:</b>	2 Storey, Attached-Side by Side		
<b>Size:</b>	1,362 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 Detached		
<b>Lot Size:</b>	0.07 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Front Yard, See Remarks		

<b>Heating:</b>	Central	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-3
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Kitchen Island, No Animal Home, Open Floorplan, Pantry, Wet Bar		

**Inclusions:** N/A

Welcome to 1921 McCaskill Drive, a brand new home by Creation Homes offering space, flexibility, and future rental potential in an extremely convenient location. This home features 4 bedrooms, 3.5 washrooms, and approximately 1,367 sq ft above grade, with 668 sq ft on both the main and second floors, plus a fully finished basement offering about 631 sq ft of additional living space. The basement includes a bedroom, rough-ins for a future kitchen, and a separate entrance, making it ideal for future rental income or extended family living. The property also includes a 2-car detached garage, a good-sized backyard, and faces a green space while backing onto a walking trail, providing added privacy and outdoor enjoyment. Located close to schools of all levels, coffee shops, pharmacies, a medical clinic, and a fitness center &mdash; all within a quick 2-minute drive. Enjoy unbeatable connectivity with just 7 minutes to CrossIron Mills, 7 minutes to Airdrie, 15 minutes to Calgary International Airport, and only 30 minutes to Downtown Calgary, all made easy with fast access to Highway 2.