

## 304 Red Sky Villas NE Calgary, Alberta

**MLS # A2203949**



# \$474,900

<b>Division:</b>	Redstone		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	3 (or more) Storey		
<b>Size:</b>	1,554 sq.ft.	<b>Age:</b>	2025 (0 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Single Garage Attached		
<b>Lot Size:</b>	0.02 Acre		
<b>Lot Feat:</b>	Corner Lot		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 198
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	M-1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	No Animal Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)		

**Inclusions:** N/A

Welcome to this brand new, beautifully upgraded corner unit townhouse in the desirable community of Redstone! This stunning 3 bed, 3.5 bath home offers an exceptional layout with thoughtful design throughout. As you enter, you're greeted by a spacious foyer leading to a main-level bedroom with a full ensuite—ideal for guests, extended family, or a private office space. You'll also find access to the attached garage and a separate rear entrance for added convenience. The second floor boasts an open-concept layout featuring a stylish kitchen with stainless steel appliances, a large island perfect for bar stools, and a bright living/dining area that opens onto a private balcony—perfect for summer BBQs. A 2-pc bathroom is also conveniently located on this level. Upstairs, enjoy upgraded railings, a dedicated laundry room, and a spacious hallway. The primary bedroom offers a walk-in closet and a full ensuite, while the generously sized second bedroom also features its own private ensuite—perfect for added comfort and privacy. Located minutes from Stoney Trail, shopping, parks, and more, this turn-key corner unit is the perfect place to call home. Don't miss out—this one won't last!