



**GRASSROOTS**  
REALTY GROUP

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**116 Homestead Close NE**  
**Calgary, Alberta**

**MLS # A2245150**



**\$739,900**

<b>Division:</b>	Homestead		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,011 sq.ft.	<b>Age:</b>	2023 (2 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached, Off Street		
<b>Lot Size:</b>	0.00 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Corner Lot		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Separate/Exterior Entry, Full, Unfinished, Walk-Up To Grade	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	No Smoking Home, Open Floorplan, Quartz Counters		

<b>Inclusions:</b>	Electric stove, hood fan.
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**CORNER LOT | SPICE KITCHEN | SIDE ENTRANCE | FRONT DOUBLE GARAGE | FULLY UPGRADED!** Welcome to this beautifully upgraded detached front garage home situated on a premium corner lot in the vibrant community of Homestead NE, Calgary! Designed with both comfort and style in mind, this home features 3 spacious bedrooms, a **SPICE KITCHEN**, and a separate side entrance to the basement, rough ins for hot & cold water in Garage, gas line in the backyard, rough in for electric vehicle charging and lot more to explore&mdash;offering incredible flexibility and future potential. The main floor boasts an open-concept layout with a chef-inspired kitchen that includes a large island and a dedicated spice kitchen&mdash;perfect for cooking aromatic meals without the mess. The feature wall with an electric fireplace in the living room creates a cozy ambiance for gatherings and relaxation. Upstairs, enjoy a bright and spacious bonus room, ideal for a second living area or playroom. The primary bedroom is a true retreat, complete with a luxurious 5-piece ensuite and a walk-in closet. Two additional bedrooms share a full bathroom, and a convenient upstairs laundry adds to the practicality of this layout. The unfinished basement comes with 9-foot ceilings, two egress windows, rough-in plumbing, and a separate side entrance, offering endless potential for future development or extra living space. Located just minutes from Calgary Airport, and close to shopping essentials like Costco, Walmart, and major transit routes. School bus services are available to highly regarded schools, including Bishop McNally High School. Enjoy easy access to parks like Taradale Gardens and public transit from Martindale Blvd Station. This home offers the perfect blend of luxury, functionality, and location. Don&rsquo;t miss your chance to call this exceptional property your new home!

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