



**GRASSROOTS**  
REALTY GROUP

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**160 Ridge Stone Lane  
Diamond Valley, Alberta**

**MLS # A2252266**



**\$459,000**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/Duplex		
<b>Style:</b>	Attached-Side by Side, Bungalow		
<b>Size:</b>	1,208 sq.ft.	<b>Age:</b>	2025 (0 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Single Garage Attached		
<b>Lot Size:</b>	0.00 Acre		
<b>Lot Feat:</b>	Gentle Sloping, Low Maintenance Landscape, Other, See Remarks		

**Heating:** ENERGY STAR Qualified Equipment, Natural Gas

**Water:** -

**Floors:** Carpet, Laminate

**Sewer:** -

**Roof:** Asphalt

**Condo Fee:** \$ 375

**Basement:** Full

**LLD:** -

**Exterior:** Composite Siding

**Zoning:** Cr

**Foundation:** Poured Concrete

**Utilities:** -

**Features:** Double Vanity, High Ceilings, Kitchen Island

**Inclusions:** Na

Your Dream Home Awaits in Diamond Valley! (Ready for occupancy in January 2026) Step into luxury and customization with this nearly completed half-duplex bungalow villa in the highly sought-after Ridge Stone Villas community, proudly built by the renowned Eric's Homes. This is your chance to choose your own finishes and make this stunning new build truly your own! Located in the peaceful and picturesque town of Diamond Valley, you'll enjoy the perfect balance of tranquility and convenience—just far enough from the hustle of Calgary, yet close enough to enjoy all its amenities. Plus, you're only minutes from the breathtaking landscapes of Kananaskis Country, making this an ideal location for nature lovers and outdoor enthusiasts. This adult-oriented community offers a serene lifestyle with modern comforts, making it a rare opportunity for those looking to downsize, retire, or simply enjoy a quieter pace of life. Homes in Diamond Valley are in high demand—and this brand-new villa is your chance to be part of it. ? Brand New Construction ? Customize Your Finishes ? Adult-Oriented Community ? Prime Location Near Calgary & Kananaskis Don't miss out—homes like this don't stay on the market long!