



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

**1328, 76 Cornerstone Passage NE
Calgary, Alberta**

MLS # A2261035



\$272,900

Division:	Cornerstone		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	703 sq.ft.	Age:	2019 (6 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Tile, Vinyl	Sewer:	-
Roof:	-	Condo Fee:	\$ 399
Basement:	-	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	M-1
Foundation:	-	Utilities:	-
Features:	Kitchen Island, Pantry, Quartz Counters, Recreation Facilities, See Remarks, Walk-In Closet(s)		

Inclusions: NA

Welcome to the Legends of Cornerstone, where thoughtful design, premium amenities, and a prime northeast location combine to offer an unparalleled lifestyle. This stunning suite is a true gem, showcasing modern elegance and functionality. Step into the inviting foyer and be greeted by beautifully appointed interiors bathed in natural light. The heart of this home is the showstopping kitchen, featuring floor-to-ceiling contemporary cabinetry with integrated storage, sleek quartz countertops, an undermount single sink, and a versatile cutlery drawer. Soft-close cabinetry, a spacious pantry, and high-end energy-efficient integrated appliances elevate the culinary experience. The bright and open living area is perfect for showcasing your finest furniture, flowing seamlessly onto a covered balcony with breathtaking blue sky views and a BBQ gas line, ideal for enjoying Calgary's beautiful weather year-round. Retreat to the primary bedroom, where east-facing windows welcome stunning sunrises. Complete with a walk-in closet and a luxurious 4-piece ensuite, the contemporary finishes and upgraded fixtures create a spa-like atmosphere for ultimate relaxation. Enjoy exclusive amenities, including: Owners Lounge: Perfect for hosting large gatherings, with comfortable seating, entertainment, and billiards. Fitness Centre: Stay active with on-site cardiovascular and strength training equipment. Community Garden: Cultivate your own produce in a private garden, enhancing your health and lifestyle. Don't miss your chance to own this exceptional home in the vibrant Legends of Cornerstone community. Schedule a viewing today!