



GRASSROOTS
REALTY GROUP

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229 Cornerbrook Common NE
Calgary, Alberta

MLS # A2263341



\$739,000

Division:	Cornerstone		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,960 sq.ft.	Age:	2018 (7 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached, Driveway, Garage Faces Front, On Street		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Low Maintenance Landscape, See Remarks		

Heating:	Forced Air
Floors:	Carpet, Ceramic Tile, Vinyl
Roof:	Asphalt Shingle
Basement:	Finished, Full, Separate/Exterior Entry
Exterior:	Other, Stone, Vinyl Siding
Foundation:	Poured Concrete
Features:	Kitchen Island, Open Floorplan, See Remarks, Separate Entrance

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	R-G
Utilities:	-

Inclusions: N/A

FRONT GARAGE WITH EXTENDED DRIVEWAY / BACK ALLEY FOR EXTRA PARKING SPACE / FINISHED 2 BEDROOM BASEMENT WITH SEPERATE ENTRANCE / FULLY UPGRADED GOURMET KITCHEN / GAS FIREPLACE / EXTENDED BEDROOMS UPSTAIRS WITH UPGRADED BATHROOMS / CUSTOM WALK IN CLOSET IN EACH ROOM / SPACIOUS BONUS ROOM / WALKING DISTANCE TO CHALO FRESHCO PLAZA AND PARK. Welcome to this beautiful house located in the most popular community of NE, Calgary - CORNERSTONE. Step into the heart of this home, where the main floor offers an open concept with abundance of natural light providing a warm and welcoming feel. The Spacious gourmet kitchen is fully upgraded with built-in stainless steel appliances, gas cooktop and includes pantry for extra storage. Gas fireplace in the living room is perfect for a cozy warm home feeling. Upstairs, you get a huge bonus area that offers endless possibilities. The extended bedrooms upstairs with custom walk-in closets in each room is exactly what a family aims for and makes this house special. Master ensuite offers tub as well as a spacious standing shower and a double vanity. Walk in Laundry offers extra storage shelves, much needed for big families. This home includes a Fully developed 2 bedroom ILLEGAL BASEMENT SUITE with separate entrance, offering both extended family space and privacy. It includes a living area, kitchen, 2 bedrooms, bathroom and separate laundry. Moreover, well maintained backyard with deck and concrete patio is perfect to relax in summers. Grocery stores, park and a walking trail are just steps away from this property. Book your showing today to have a tour of this beautiful home.

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