



GRASSROOTS
REALTY GROUP

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128 Versant Point SW
Calgary, Alberta

MLS # A2269425



\$786,000

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,117 sq.ft.	Age:	2025 (1 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Pie Shaped Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Composite Siding, Stone, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions:	Builders Appliance Package
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128 Versant Point SW | Vermilion Hill | The Asher by Genesis Builders | 2117 Sq. Ft. | 3 Bedrooms | 2.5 Bathrooms | Single Family Detached | Quick Possession | The Asher by Genesis Builders offers 2117 sq. ft. of modern living in the desirable community of Vermilion Hill. This two-storey single-family home features an open-concept main floor with a spacious kitchen, upgraded gas stove, gas line to range, and rear deck with gas line for BBQ. The great room includes a fireplace, creating a warm and welcoming atmosphere for family gatherings. Upstairs, a bonus room with a tray ceiling adds architectural detail and additional living space. The primary suite features a walk-in closet and private en-suite, while two additional bedrooms, a full bathroom, and upper-level laundry complete the layout. Additional features include 9’s basement ceilings, side entry, main and upper floor railings, and rough-ins, offering flexibility for future development.. Located in Vermilion Hill, this home combines quality craftsmanship with convenient access to parks, green spaces, and major routes.