



GRASSROOTS
REALTY GROUP

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**215 Corner Glen Crescent NE
Calgary, Alberta**

MLS # A2273993



\$840,900

Division:	Cornerstone		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,629 sq.ft.	Age:	2025 (0 yrs old)
Beds:	4	Baths:	3
Garage:	Concrete Driveway, Double Garage Attached, Garage Door Opener, Garage		
Lot Size:	0.09 Acre		
Lot Feat:	Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	Public
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Smart Home, Tankless Hot Water, Vinyl Windows, Walk-In Closet(s)		
Inclusions:	10 Solar Panels		

***WALK OUT BASEMENT*BRAND NEW HOME*CHARLOTTE 26*QUICK POSSESSION*10 SOLAR PANELS*MAIN FLOOR BEDROOM SUITE* Amazing Design! Unique in Features! Over 2600+ SF of Stylish design welcomes you into this stunning FOUR BEDROOM and 3 FULL BATH home located in the beautiful community of Cornerstone. You're welcome to a thoughtfully designed living space that maximizes every inch while offering an abundance of space for your whole family to enjoy! The Gorgeous OPEN FLOOR PLAN invites you in to discover a lovely kitchen that boasts beautiful QUARTZ countertops, a sleek stainless steel Whirlpool appliance package with an upgraded electric stove, a French Door fridge with/ Internal Water/Ice, a Microwave and a Broan power pack built-in cabinet hood fan. A large walk-in corner pantry and beautiful extended oversized flush centre Island that overlooks the generous great room and dining room-Ideal for all entertaining. A sizeable 4TH BEDROOM on the main floor, perfect for a large family or working from home as you have a full bath adjacent to the functional space with a private pocket door access. Upstairs, you will discover THREE MORE BEDROOMS with a Primary Bedroom boasting a 5pc en suite with dual vanities, a stand-alone shower, an oversized bath and two large walk-in closets. A centralized BONUS ROOM offers an additional living space and another full bath, plus 2nd-floor laundry with a window feature, completing the level. ADDITIONAL FEATURES: Fit and Finish SELECT, professionally designed Light Wood Palette, rear patio door, convenient side entrance, raised 9' basement ceiling height, and 3-piece rough-in plumbing. Situated close to the International Airport with quick access to both Deer Foot Trail and Stoney Trail, along with new amenities being added to the community continuously, you will**

enjoy all Cornerstone has to offer. A brand new build with all of the difficult decisions decided along with a functional and intelligent floorplan for a large family. Perfect!!