



GRASSROOTS
REALTY GROUP

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199 Homestead Common NE
Calgary, Alberta

MLS # A2274932



\$799,900

Division:	Homestead		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,150 sq.ft.	Age:	2025 (0 yrs old)
Beds:	6	Baths:	4
Garage:	Double Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	No Neighbours Behind		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Tray Ceiling(s)		

Inclusions: Electric stove, Refrigerator, Hood fan.

Welcome to this Brand new front-garage home located in the Homestead community (NE). This property features an extended driveway and a spacious garage that can accommodate up to three vehicles. With no neighbors behind, you'll enjoy exceptional privacy. The home offers 6 bedrooms total, and 4 full bathrooms including a main-floor bedroom with a full bathroom—perfect for guests or multigenerational living. The kitchen is equipped with stainless steel appliances and an electric stove, with a gas line already installed should you prefer to switch. A SPICE KITCHEN provides additional storage with plenty of cabinetry. The main kitchen includes a quartz countertop, a coffered ceiling, and the dining area features a tray ceiling along with extra windows that fill the space with natural light. The open-to-below layout enhances the spacious feel, and the upper level includes a generous bonus room. One of the secondary bedrooms is oversized with a walk-in closet, the other is well-sized, and the primary bedroom offers double-door entry, a walk-in closet, and a luxurious 5-piece ensuite. Large windows throughout the home provide abundant sunlight, with an east-facing front and west-facing backyard for optimal daylight exposure. The 2-bedroom illegal basement suite includes a separate side entrance, its own living area, kitchen, full bathroom, two bedrooms, and separate laundry—ideal for extended family. Don't miss this opportunity to own a brand new home on a rare, oversized lot. Some photos are virtually staged. Book your showing today!