



**202 Cornerstone Road NE
Calgary, Alberta**

MLS # A2151809



\$689,900

Division:	Cornerstone		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,562 sq.ft.	Age:	2019 (5 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Back Yard, Rectangular Lot		

Heating:	Fireplace(s), Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Finished, Full, Suite	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry		

Inclusions: None

Welcome to this stunning, almost-new 2019-built home by Shane Homes, located in the heart of the vibrant Cornerstone community. This 4 bedroom, 3.5 bathroom detached laned home boasts approximately 2,150 sq. ft. of livable space and an open-concept design that is perfect for modern living. Upon entering, you'll be greeted by abundant natural light that fills the home, highlighting the elegant custom-built top-to-bottom fireplace in the living room, which serves as a cozy focal point for gatherings. The modern oversized kitchen is a chef's delight, featuring maple cabinets, stainless steel appliances, a gas range with powerful exhaust, and granite countertops that add a touch of sophistication. A gas line is conveniently available in the backyard, perfect for those who enjoy outdoor BBQs. The home offers an oversized 22x22 two-car garage, providing ample storage and parking space. The second floor has a convenient laundry area, making chores a breeze. One of the standout features of this property is the finished basement, which includes an illegal suite with a separate side entrance. This additional space comprises a bedroom, a den/office, a 4 piece bathroom, a spacious living room, fully equipped kitchen, and a separate washer and dryer, making it ideal for rental income or accommodating guests. Additional highlights of this beautiful home include 9-foot ceilings on the main floor and basement, and knock-down ceilings on all three levels, adding to the spacious and airy feel. The home also features smart home technology, including a digital bolt lock for both front and back doors, a smart thermostat, and a smart garage door opener for added convenience and security. The huge backyard is perfect for family time and BBQs, providing a wonderful outdoor space for relaxation and entertainment. Both the backyard and front yard feature well-maintained lawns

and greeneries, adding to the home's curb appeal. Situated in a prime location, this home is just a short walk away from Freshco, Dollarama, Shoppers, Banks, and many Restaurants with even more amenities just a quick drive away. Families will appreciate the playground located right opposite the house, providing a safe and fun space for children to play. The convenient location also offers easy access to Stoney Trail, Country Hills, and Metis Trail, making commuting and travel a breeze. Don't miss out on this incredible opportunity to own a beautiful home, built by Shane Homes, and available for the first time on the market. Schedule your viewing today and make this your dream home!