



GRASSROOTS
REALTY GROUP

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308 Redstone View Calgary, Alberta

MLS # A2200177



\$437,000

Division:	Redstone		
Type:	Residential/Five Plus		
Style:	3 (or more) Storey		
Size:	1,394 sq.ft.	Age:	2013 (12 yrs old)
Beds:	2	Baths:	2 full / 1 half
Garage:	Driveway, Single Garage Attached		
Lot Size:	0.02 Acre		
Lot Feat:	Landscaped, Low Maintenance Landscape, Native Plants, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 291
Basement:	None	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	M-2
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Laminate Counters, No Smoking Home, Open Floorplan, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)		

Inclusions: n/a

WELCOME HOME! Step into this stylish and energy-efficient townhome in the vibrant community of Redstone! With 1,395 sq. ft. of thoughtfully designed living space, this home offers modern finishes, an open-concept layout, and plenty of natural light. As you enter, you're greeted by an oversized foyer with access to your heated single attached garage and a convenient storage/utility room. Upstairs, the main living space features durable laminate flooring and a built-in sound system, creating the perfect setting for relaxing or entertaining. The kitchen boasts stainless steel appliances and ample cabinetry, while the dining area flows seamlessly onto a large deck—ideal for summer barbecues or morning coffee in the sun. The upper level is designed for comfort, featuring a spacious primary suite with a walk-in closet and a spa-like 4-piece ensuite. A second bedroom with soaring vaulted ceilings, an additional full bathroom, and the convenience of upper-level laundry complete this floor. Additional highlights include newer appliances (most only three years old) and upgraded lighting throughout. This beautifully maintained, low-maintenance home is ideally located close to parks, shopping, golf, schools, transit, and CrossIron Mills. Don't miss your chance to make this fantastic property yours—book your showing today!