



GRASSROOTS
REALTY GROUP

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253 Creekstone Path SW
Calgary, Alberta

MLS # A2203489



\$819,900

Division:	Pine Creek		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,342 sq.ft.	Age:	2022 (3 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Front Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Full, Unfinished	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Separate Entrance, Walk-In Closet(s)		

Inclusions: Bar Fridge, Window Coverings

2,342 SQ.FT | 4-BED | 3-BATH | SEPARATE SIDE ENTRANCE | MAIN FLOOR BED + FULL BATH | REAR DECK | Welcome to 253 Creekstone Path SW, a former Anthem Properties showhome designed for modern family living. This 4-bedroom home offers a spacious, open layout designed for both everyday living and entertaining. The main floor features a large kitchen, dining area, and great room. The kitchen is equipped with quartz counters, upgraded cabinetry and sleek appliances. A cozy fireplace adds warmth to the great room, while a main-floor bedroom and full bath are ideal for guests or multigenerational living. Outside, the 14x10 deck offers a great space for summer barbecues or relaxing as the kids play in the yard. Upstairs, the primary suite is a peaceful retreat, featuring a large walk-in closet and a relaxing ensuite boasting a tiled shower soaker tub and dual vanities. A central bonus room is perfect for family hangouts, surrounded by two additional bedrooms, a full bath, and an upper-floor laundry room with plenty of natural light. The side entry and 9’ basement ceilings offer the potential for a legal suite, providing flexibility for extended family or rental income. Premium features like A/C, a gas stove, fridge with water and ice, and oversized stairwell windows add even more appeal, while a full builder warranty gives you peace of mind. Located in the desirable Pine Creek community, this home is close to parks, walking paths, and all the amenities a family could need. Don't wait - this former showhome is ready to welcome its next family.