



GRASSROOTS
REALTY GROUP

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99 Redstone Boulevard NE
Calgary, Alberta

MLS # A2211801



\$699,900

Division:	Redstone		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,746 sq.ft.	Age:	2016 (9 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Alley Access, Double Garage Detached, Garage Door Opener, Oversized		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Pillar/Post/Pier	Utilities:	-
Features:	Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Quartz Counters, Storage		

Inclusions: Security system includes Cameras and Sensors, Window Coverings except Curtains

Open House - Sunday 3rd and 4th May - 2 PM to 5 PM. Welcome to this beautifully upgraded home with 9' knockdown ceilings and an open-concept layout! The main floor features a cozy fireplace, spacious living and dining areas, and a gourmet kitchen with granite countertops, upgraded stainless steel appliances, a large island, and a corner pantry. Upstairs offers 3 spacious bedrooms, a loft/office space, and upper-level laundry with front-load machines. The primary suite comes with a walk-in closet and a spa-inspired ensuite with double sinks and quartz countertops. Both full bathrooms are upgraded with modern quartz vanities. The professionally developed basement includes a huge rec room, a bedroom with walk-in closet, and a private 3-piece ensuite—perfect for guests or extended family. Enjoy outdoor living in the fully landscaped backyard with a large deck and professional fencing. The oversized “x” double detached garage offers plenty of room for vehicles and storage. Bonus: Walking distance to Fruiticana and Mega Sanjha Punjab Grocery—convenience and culture at your doorstep!