



**5069 Cornerstone  
High Prairie, Alberta**

**MLS # A2212931**



**\$379,900**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bi-Level		
<b>Size:</b>	1,255 sq.ft.	<b>Age:</b>	2010 (16 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3
<b>Garage:</b>	Single Garage Attached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	No Neighbours Behind		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Partially Finished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding	<b>Zoning:</b>	R2 Residential
<b>Foundation:</b>	Wood	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island		

**Inclusions:** N/A

Welcome to this beautiful 4-bedroom, 3-bathroom family home in Cornerstone, High Prairie's premier subdivision! This move-in-ready property features an attached finished garage, providing not just convenient parking but additional clean, insulated space perfect for vehicles, storage, or a workshop. Inside, you'll find a thoughtfully designed layout with a newly developed 3-piece bathroom in the basement, adding modern convenience. The kitchen boasts a double pantry and walk-out access to a back deck, where you can enjoy unobstructed views of the school playing fields, with the added benefit of no rear neighbors for complete privacy. The fully fenced yard creates a safe, secure outdoor space for children and pets. The partially finished basement offers excellent potential, with drywall already complete - all that remains is your choice of drop ceiling and flooring to create additional living space. The most recent renovation includes the concrete driveway. Located in a quiet, family-friendly neighborhood, this home combines modern amenities with small-town charm. A property designed for a growing family in a desirable subdivision close to schools, walking trails and walking distance from downtown. Schedule your viewing today before this exceptional property is gone!