



GRASSROOTS
REALTY GROUP

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**5069 Cornerstone
High Prairie, Alberta**

MLS # A2212931



\$379,900

Division:	NONE		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,255 sq.ft.	Age:	2010 (15 yrs old)
Beds:	4	Baths:	3
Garage:	Single Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	No Neighbours Behind		

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