

# \$469,900 - 58 Cornerstone Manor Ne, Calgary

MLS® #A2194653

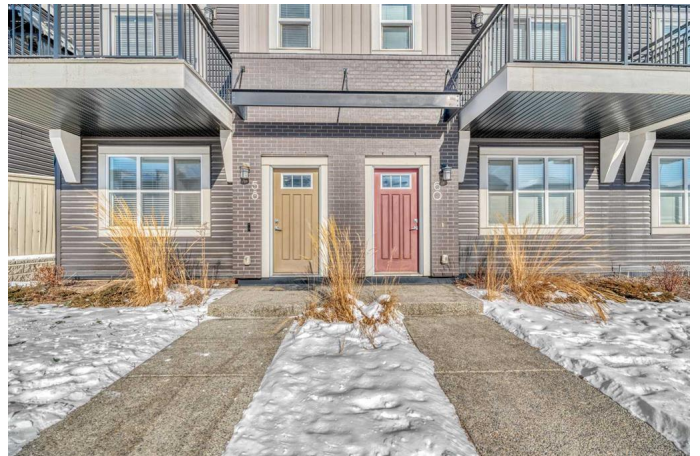
**\$469,900**

4 Bedroom, 3.00 Bathroom, 1,568 sqft

Residential on 0.00 Acres

Cornerstone., Calgary, Alberta

Welcome to this beautiful and spacious 4 BEDROOM 2.5 BATH CORNER END UNIT Townhouse, which comes with a HUGE DOUBLE ATTACHED GARAGE and a SOUTH-FACING balcony!!! Upon entry, you will be greeted by an entryway leading to a spacious bedroom, a mudroom closet, and the double attached garage-where you can find the utility room. The second floor offers an open-concept floor plan that includes the dining area, kitchen, living area, corner office space, a half bath, and the balcony. The kitchen is equipped with stainless steel appliances, quartz countertops, a long kitchen island, and a well-sized pantry. The top floor boasts a large and cozy master bedroom that comes with a walk-in closet and an ensuite bathroom; two additional generously sized bedrooms, the washer and dryer, and a full bath. Since this is a corner end unit, you will have the luxury of having extra windows that allow ample amount of outdoor light indoors-making this home bright and airy. In the balcony, you will find a gas line for your barbecue grill as an added bonus. New carpet flooring were professionally installed in all the carpeted areas of the home. There is plenty of street parking for your guests just steps away from this home's front door, as well as a number of visitor's parking when you drive inside the complex. This home is close to bus stops, schools, parks, restaurants, and Shopping Centres; as well as it offers easy access to Stoney Trail for fast and easy



commute. Don't miss the opportunity to make this wonderful home yours!!!

Built in 2019

### Essential Information

MLS® #	A2194653
Price	\$469,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,568
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	58 Cornerstone Manor Ne
Subdivision	Cornerstone.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 1S4

### Amenities

Amenities	Snow Removal, Trash, Visitor Parking
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer

Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

## Exterior

Exterior Features	Balcony
Lot Description	Front Yard, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 3rd, 2025
Days on Market	71
Zoning	M-1
HOA Fees	52
HOA Fees Freq.	ANN

## Listing Details

Listing Office	First Place Realty
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