

\$199,000 - 1110, 76 Cornerstone Passage Ne, Calgary

MLS® #A2222517

\$199,000

1 Bedroom, 1.00 Bathroom, 393 sqft

Residential on 0.00 Acres

Cornerstone., Calgary, Alberta

Whether you're a first-time buyer or savvy investor, this ground-level 1 bedroom, 1 bathroom unit at The Legends of Cornerstone offers unbeatable value and immediate possession. With low monthly condo fees of just \$236.16 including all utilities except electricity and cable this unit has already delivered positive cash flow for its current owners. Also AIRBNB FRIENDLY, ideal for its proximity to the airport! The open-concept layout of functional space, complete with a north-facing balcony that stays cool in summer and includes a gas line for BBQs. The titled above-ground parking stall faces 128th Ave, and additional secure storage is included underground in Building 2000 (Locker #1110, through the Legends #7 door). Residents enjoy access to premium amenities such as a pet spa, fitness centre with yoga and spin studios, a theater room, kids and adult play areas, and a beautifully maintained community garden. Ample visitor parking adds convenience for guests or future tenants, making this home both a lifestyle upgrade and a solid long-term investment opportunity in one of NE Calgary's most desirable and growing communities.

Built in 2019

Essential Information

MLS® # A2222517

Price \$199,000



Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	393
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	1110, 76 Cornerstone Passage Ne
Subdivision	Cornerstone.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 0Y5

Amenities

Amenities	Elevator(s), Fitness Center, Parking, Party Room, Recreation Room, Trash, Visitor Parking, Community Gardens
Parking Spaces	1
Parking	Titled, Stall

Interior

Interior Features	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Walk-In Closet(s), Quartz Counters
Appliances	Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4
Basement	None

Exterior

Exterior Features	BBQ gas line, Covered Courtyard
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed May 21st, 2025
Days on Market 74
Zoning M-1
HOA Fees 53
HOA Fees Freq. ANN

Listing Details

Listing Office The Real Estate District

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