

# **\$575,000 - 1544 Cornerstone Boulevard, Calgary**

MLS® #A2206815

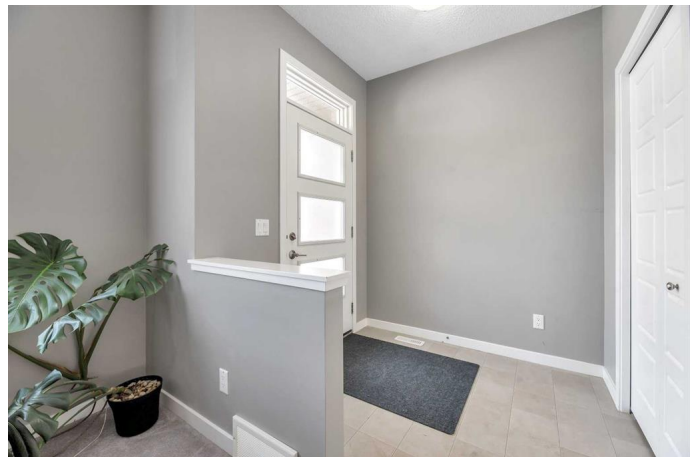
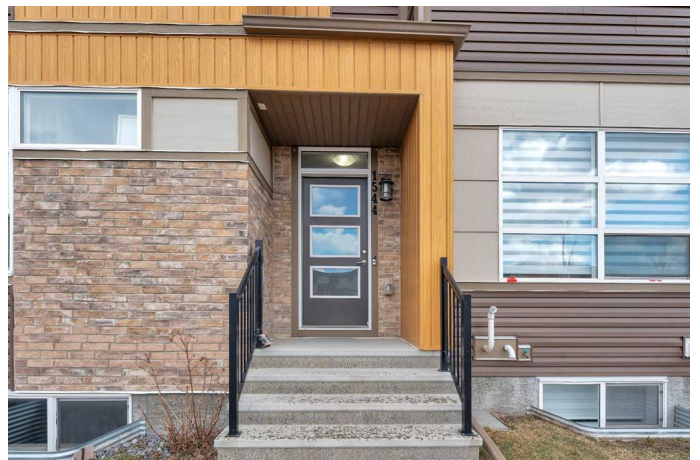
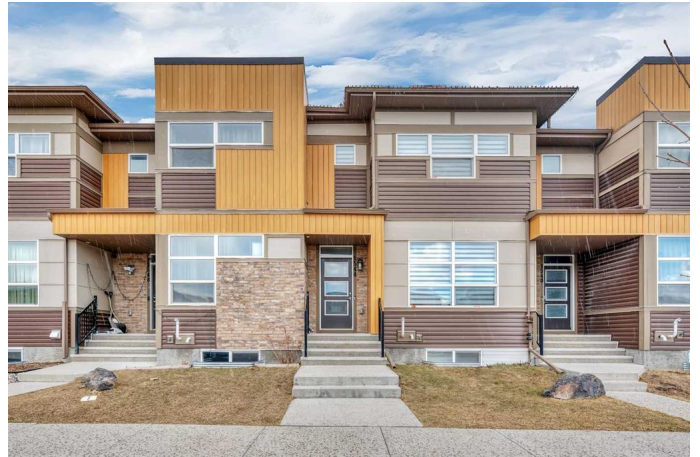
**\$575,000**

5 Bedroom, 4.00 Bathroom, 1,363 sqft

Residential on 0.03 Acres

Cornerstone., Calgary, Alberta

NEW PRICE 575,000! OPEN HOUSE THIS SUNDAY, MAY 3 & 4, SATURDAY AND SUNDAY FROM 12:00 - 3:00 P.M.. A VERY WELL MAINTAINED PROPERTY for a starting family in a great location awaits you! This townhouse in Cornerstone DO NOT HAVE CONDO FEES that will save you tons of money. The main floor is very spacious, open and modern concept it will astound you with its spaciousness and big windows that brightens the room with natural light and can be dimmed down by modern zebra window blinds. As you enter the door, the living room and dining room combined will make you feel welcome right away. The spacious kitchen with modern stainless appliances will be a joy to use and a peninsula counter top will give you space for a quick easy grab meals for your family. Tons of cabinets and counter space to prepare those delicious homegrown meals that you always love. There is also a 2 pc bath in the main floor for use and convenience. The second level has a very roomy master bedroom that can fit a king sized bed, it has a walk in closet and its own 4-pc ensuite. The two other bedrooms are also spacious and shares the 4pc main bath. Going down the basement, you will find a recreation room that you can turn into a gym or entertainment area with your family and friends. There are also two bedrooms to accommodate a bigger family or guests.. A 4-pc bath is also added there for practicality and use. The washer and dryer in conveniently placed in the basement as well. You will also



have a fully fenced backyard you can utilize as you please. There is also a lockable storage at the back and space .A space for future 2 car garage for you to build and tons of visitorâ€™s parking in front of the property! THIS PROPERTY IS VERY CLEAN AND EASY TO SHOW. The location is very ideal and couldnâ€™t be more better as it is close to public transport, shops, grocery, banks and many more. The property location provides ease of commuting AS BUS STOP IS RIGHT IN FRONT OF THE PROPERTY and proximity to the Stoney trail, Deerfoot Road and Country Hills boulevard is ideal for ease of access and yet very quiet in terms of living a quality life. This home is available for you, check it out and see its beauty and potential.

Built in 2016

### **Essential Information**

MLS® #	A2206815
Price	\$575,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,363
Acres	0.03
Year Built	2016
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	1544 Cornerstone Boulevard
Subdivision	Cornerstone.
City	Calgary
County	Calgary

Province	Alberta
Postal Code	T3N 1H3

### Amenities

Amenities	None
Parking Spaces	2
Parking	Additional Parking, Parking Pad

### Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Storage, Vinyl Windows
Appliances	Dishwasher, Dryer, Gas Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard, Storage
Lot Description	Back Lane, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Cement Fiber Board
Foundation	Poured Concrete

### Additional Information

Date Listed	April 11th, 2025
Days on Market	23
Zoning	R-GM
HOA Fees	53
HOA Fees Freq.	ANN

### Listing Details

Listing Office	First Place Realty
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