

# \$540,000 - 168 Cornerstone Grove Ne, Calgary

MLS® #A2190531

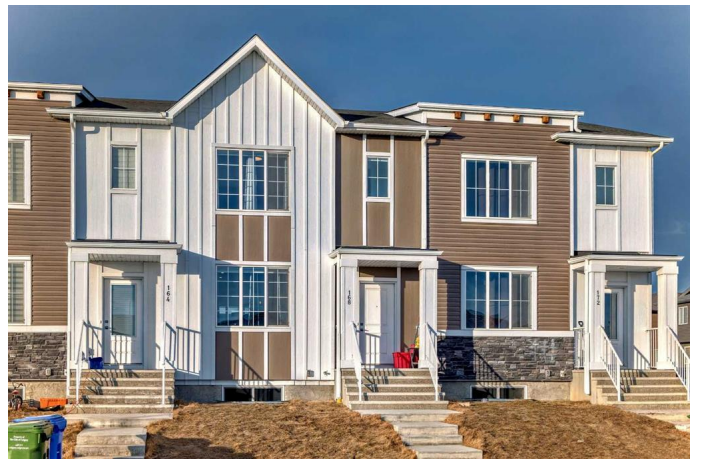
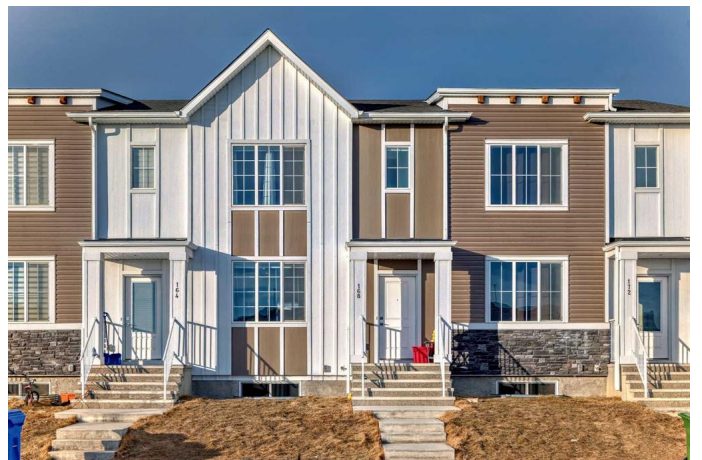
**\$540,000**

3 Bedroom, 3.00 Bathroom, 1,559 sqft  
Residential on 0.05 Acres

Cornerstone., Calgary, Alberta

Welcome to this beautifully designed townhome in the vibrant community of Cornerstone where convenience, style, and modern living come together seamlessly! This stunning 3-bedroom, 2.5-bathroom home with a double detached garage offers everything you need, without the burden of condo fees. Step inside to find a bright and open main floor, featuring a spacious living area, dining space, and a chef-inspired kitchen equipped with quartz countertops, upgraded stainless steel appliances, a gas range, a double-door fridge with water and ice lines, and ample cabinetry for all your storage needs. Upstairs, the primary suite boasts a walk-in closet and a private en-suite, while two additional bedrooms, a secondary bathroom with a soaking tub, and a convenient upper-floor laundry complete the space. Designed with energy efficiency in mind, this home includes a high-efficiency furnace, an energy-saving hot water tank, and insulated garage doors for year-round comfort. The unfinished basement offers endless possibilities for future customization. Ideally located just steps from FreshCo, Shoppers Drug Mart, parks, restaurants, and essential services, this home provides both lifestyle and convenience. Don't miss out on this incredible opportunity—schedule your private viewing today!

Built in 2023



## Essential Information

MLS® #	A2190531
Price	\$540,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,559
Acres	0.05
Year Built	2023
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	168 Cornerstone Grove Ne
Subdivision	Cornerstone.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 2J6

## Amenities

Amenities	Community Gardens, Park
Parking Spaces	2
Parking	Garage Door Opener, Double Garage Detached
# of Garages	2

## Interior

Interior Features	Kitchen Island, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplaces	None
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Private Entrance
Lot Description	Back Yard, Front Yard, Lawn
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	January 30th, 2025
Days on Market	41
Zoning	R-Gm
HOA Fees	53
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	VIP Realty & Management
----------------	-------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.