

\$649,900 - 109 Corner Glen Way Ne, Calgary

MLS® #A2114047

\$649,900

3 Bedroom, 3.00 Bathroom, 1,649 sqft

Residential on 0.00 Acres

Cornerstone, Calgary, Alberta

Built in 2024 | 1649 Sq.Ft | Fully Upgraded |
Separate Entrance to Basement | Quick
Possession Available.

Welcome to this exquisite, newly constructed residence boasting a spacious 1649 square feet of living space across the main and upper levels. As you step through the front entrance, you'll be greeted by luxury vinyl plank flooring, soaring ceilings, and an abundance of natural light filtering through expansive pane windows.

The main level presents a seamless open floor plan, ideal for hosting gatherings with loved ones. The gourmet chef's kitchen is a focal point, featuring sleek quartz countertops, stainless steel appliances, sleek cabinets, and a generously sized center island with seating, perfect for casual dining. Equipped with a gas stove, range hood, dual basin sinks, and ample cabinet storage, this kitchen is designed for both style and functionality. A spacious walk-in pantry with wire shelving provides convenient storage for dry goods.

The adjoining dining and living areas are bathed in natural light, creating a warm and inviting ambiance. Access to the backyard facilitates effortless indoor-outdoor living during the summer months.

Upstairs, discover three well-appointed bedrooms, including a lavish master suite with a private ensuite bathroom, two additional



bathrooms, and a versatile bonus room/loft area. Completing the upper level is a convenient laundry room, adding to the home's practicality and convenience.

The unfinished basement with a separate side entrance offers limitless potential, allowing you to customize the space to suit your family's unique needs. Outside, the expansive backyard provides ample space for outdoor entertaining and relaxation, with the option to add a deck or patio to enhance your outdoor living experience.

Situated in a desirable and rapidly developing community of Cornerstone, this home offers proximity to future school sites, a burgeoning commercial center, multiple parks, and convenient access to upcoming LRT stations, the airport, Cross Iron Mall, Stoney Trail, and Downtown. Don't miss the opportunity to make this stunning residence your new home. Schedule a viewing today!

Built in 2024

Essential Information

MLS® #	A2114047
Price	\$649,900
Sold Price	\$675,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,649
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	109 Corner Glen Way Ne
Subdivision	Cornerstone
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N2L6

Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Separate/Exterior Entry, Full, Unfinished

Exterior

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

Additional Information

Date Listed	March 11th, 2024
Date Sold	March 18th, 2024
Days on Market	6
Zoning	R-G
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
----------------	-------------

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.