

# \$316,000 - 1235, 76 Cornerstone Passage Ne, Calgary

MLS® #A2125842

## \$316,000

2 Bedroom, 2.00 Bathroom, 784 sqft

Residential on 0.00 Acres

Cornerstone, Calgary, Alberta

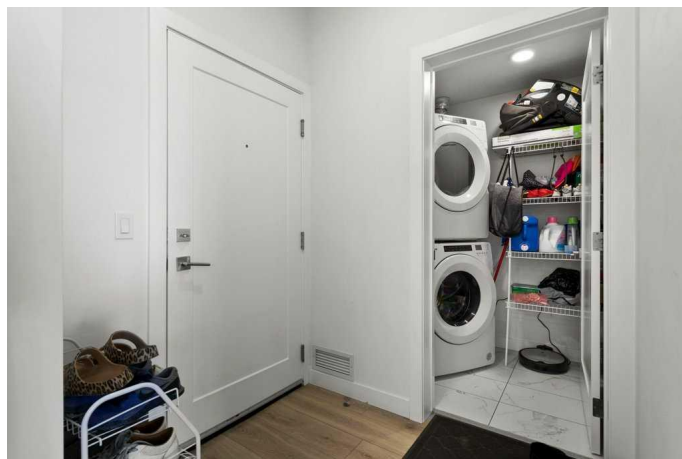
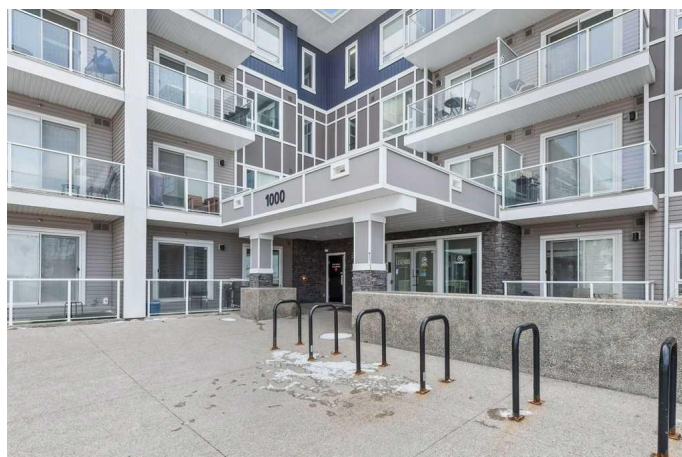
Welcome to this main floor, 2-bedroom, 2-bathroom condo in the Legends of Cornerstone, offering a blend of luxury and affordability. Nearly 785 sqft with elegant finishes, featuring quartz countertops, pendant lights, stainless steel appliances, and contemporary cabinetry. The kitchen's extended island with a breakfast bar is perfect for prep and entertaining, while the bright living room opens to a spacious west-facing balcony. The primary bedroom boasts a walk-in closet and 4-piece ensuite. A second bedroom also features a walk through closet with a pocket door to 4-piece bathroom. In-suite laundry, den/office area, additional storage, titled parking, and storage add convenience. Legends of Cornerstone presents 12 amenities, including the Owner's Lounge, Pet Spa, Fitness Centre, Community Garden, Movie Theatre and more.. With easy access to transportation, parks, and the future LRT Station, this development is nestled in a thriving Northeast community, just 20 minutes to Downtown Calgary, 10 minutes to Cross Iron Mills Mall, and a quick drive to the Calgary International Airport.

Built in 2021

## Essential Information

MLS® # A2125842

Price \$316,000



|                |               |
|----------------|---------------|
| Sold Price     | \$330,000     |
| Bedrooms       | 2             |
| Bathrooms      | 2.00          |
| Full Baths     | 2             |
| Square Footage | 784           |
| Acres          | 0.00          |
| Year Built     | 2021          |
| Type           | Residential   |
| Sub-Type       | Apartment     |
| Style          | Low-Rise(1-4) |
| Status         | Sold          |

### Community Information

|             |                                 |
|-------------|---------------------------------|
| Address     | 1235, 76 Cornerstone Passage Ne |
| Subdivision | Cornerstone                     |
| City        | Calgary                         |
| County      | Calgary                         |
| Province    | Alberta                         |
| Postal Code | T3N 0Y5                         |

### Amenities

|                |                                                                                                                                                                              |
|----------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Bicycle Storage, Community Gardens, Elevator(s), Fitness Center, Party Room, Recreation Facilities, Recreation Room, Secured Parking, Snow Removal, Storage, Visitor Parking |
| Parking Spaces | 1                                                                                                                                                                            |
| Parking        | Stall, Underground                                                                                                                                                           |

### Interior

|                   |                                                                                                                                          |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Recreation Facilities, Storage, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings                                     |
| Heating           | Baseboard, Natural Gas                                                                                                                   |
| Cooling           | None                                                                                                                                     |
| # of Stories      | 4                                                                                                                                        |

### Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Balcony                         |
| Construction      | Stone, Vinyl Siding, Wood Frame |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 25th, 2024 |
| Date Sold      | May 16th, 2024   |
| Days on Market | 21               |
| Zoning         | M-1              |
| HOA Fees       | 52.50            |
| HOA Fees Freq. | ANN              |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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