

# \$614,000 - 141 Corner Meadows Gate Ne, Calgary

MLS® #A2142904

**\$614,000**

3 Bedroom, 4.00 Bathroom, 1,593 sqft

Residential on 0.07 Acres

Cornerstone, Calgary, Alberta

**\*\*REDUCED TO SELL - QUICK**

**POSSESSION\*\*** A stunning 2-storey side-by-side duplex featuring a total of 3 bedrooms and 3.5 baths that seamlessly blends modern convenience with comfortable elegance. This beautifully designed home offers an inviting open floor plan, perfect for both entertaining and everyday living. As you step inside, youâ€™™ll be greeted by a spacious, light-filled living area that flows effortlessly into the well-appointed kitchen. The kitchen is a chefâ€™™s dream, featuring a large island, ample counter space, and a convenient pantry, providing plenty of storage and functionality for all your culinary needs.

The main floorâ€™™s thoughtful layout creates an ideal space for gatherings with family and friends, with a seamless transition from the kitchen to the dining and living areas. Upstairs, you'll discover a cozy family room, perfect for movie nights or as a kids' play area. The primary bedroom is a true retreat, offering a 4-piece ensuite bath and a generous walk-in closet, providing a space to unwind at the end of the day. The second bedroom also features a walk-in closet, ensuring that storage will never be an issue.

The fully finished basement adds even more versatility to this already impressive home. It boasts a second kitchen, making it perfect for extended family living. The basement also



includes a spacious recreational room with a cozy fireplace, providing a warm and inviting space for relaxation or entertaining. Additionally, the basement bedroom features its own walk-in closet, offering privacy and convenience for guests or family members.

This home is ideally suited for a growing family or anyone seeking a spacious, stylish living environment. The property's thoughtful design and numerous amenities make it a standout choice in the market. Don't miss the opportunity to make 141 Corner Meadows Gate NE your new home, where comfort, style, and functionality come together in perfect harmony! Schedule a showing today and experience the charm and elegance of this exceptional property.

Built in 2018

**Essential Information**

MLS® #	A2142904
Price	\$614,000
Sold Price	\$603,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,593
Acres	0.07
Year Built	2018
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

**Community Information**

Address	141 Corner Meadows Gate Ne
Subdivision	Cornerstone

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 1B8

### Amenities

Parking Spaces	2
Parking	Double Garage Detached, Garage Faces Rear

### Interior

Interior Features	Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Electric
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full, Suite

### Exterior

Exterior Features	None
Lot Description	Back Lane, Corner Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	June 21st, 2024
Date Sold	October 18th, 2024
Days on Market	119
Zoning	R-Gm
HOA Fees	0.00

### Listing Details

Listing Office	PropZap Realty
----------------	----------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.