

\$819,999 - 3612 Cornerstone Boulevard E, Calgary

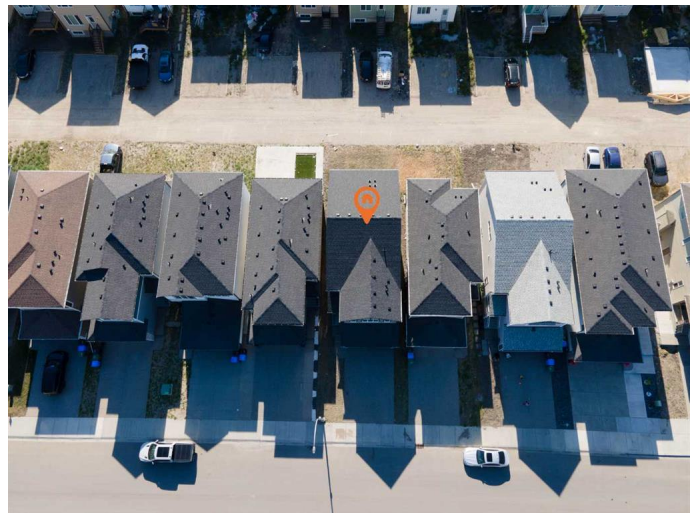
MLS® #A2155299

\$819,999

3 Bedroom, 3.00 Bathroom, 2,302 sqft
Residential on 0.07 Acres

Cornerstone, Calgary, Alberta

Nestled in a tranquil neighborhood of CORNERBROOK, this EAST FACING home offers unparalleled privacy and serenity, featuring Main floor full bathroom and a den, a SPICE Kitchen with Gas Stove, Side entrance to the basement and comes with a back Alley, providing you with an ample space for parking and extra space. As you enter, an inviting foyer welcomes you into the heart of the home. The main floor features a versatile layout, including a spacious Den/office area, with a full washroom, perfect for guests or multigenerational living. The gourmet kitchen is a chef's dream, equipped with a premium built-in appliance package and a sleek spice kitchen for added convenience. SPICE KITCHEN adds a luxury and a modern day necessity as well. Custom cabinetry, quartz countertops, and high-end finishes create a luxurious atmosphere. The open-concept living and dining areas are flooded with natural light from large windows that frame the picturesque surroundings. Whether you're hosting formal dinners or casual gatherings, this space offers endless opportunities for relaxation and entertainment. Upstairs, you'll find a haven of comfort and luxury with 3 generously sized bedrooms, including the primary suite has its own 5pc ensuite and huge walk-in closet, and other two bedrooms and a bonus area share another common bathroom. Laundry room is separate. A convenient side entry enhances functionality and offers easy access for potential future development which comes with



2 large egress windows. Experience modern luxury living in the vibrant community of Cornerbrook. Welcome to a lifestyle of unmatched comfort, convenience, and sophistication. Don't miss this out as this is not going to last longer.

Built in 2023

Essential Information

MLS® #	A2155299
Price	\$819,999
Sold Price	\$802,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,302
Acres	0.07
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	3612 Cornerstone Boulevard E
Subdivision	Cornerstone
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 2E3

Amenities

Amenities	Playground
Parking Spaces	4
Parking	Additional Parking, Double Garage Attached, Driveway

Interior

Interior Features	Double Vanity, Kitchen Island
-------------------	-------------------------------

Appliances	Dishwasher, Dryer, Electric Cooktop, Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Playground
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Aluminum Siding, Concrete, Stone
Foundation	Poured Concrete

Additional Information

Date Listed	August 9th, 2024
Date Sold	August 29th, 2024
Days on Market	20
Zoning	R-G
HOA Fees	54.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	PREP Realty
----------------	-------------

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.