

\$634,888 - 87 Corner Glen Gardens, Calgary

MLS® #A2160034

\$634,888

3 Bedroom, 3.00 Bathroom, 1,440 sqft

Residential on 0.07 Acres

Cornerstone, Calgary, Alberta

QUICK POSSESSION | BRAND NEW CORNER LOT | FULLY UPGRADED HOUSE WITH TWO-TONE KITCHEN CABINETS | SIDE ENTRANCE | 9" FOUNDATION | TWO WINDOWS IN BASEMENT | Welcome to this stunning, move-in-ready home situated on a coveted corner lot, of beautifully upgraded living space. This brand-new residence has never been lived in and showcases a perfect blend of modern design and functionality.

The bright and airy interior is bathed in natural light, accentuating the open-concept layout and enhancing the home's inviting ambiance. The dual-tone kitchen is a true centerpiece, tile backlash featuring high-end stainless steel appliances (extended warranty), sleek countertops, and stylish cabinetry that combine for a sophisticated look.

You'll love the added privacy and convenience of the side entrance, which provides easy access and a unique charm. The home's 9ft basement ceilings with furnace room in the corner offer endless possibilities for customization, zoned for suite development-subject to approval/permits from the city. Experience easy access to Stoney Trail, shops, restaurants, schools, parks just minutes away.

This corner lot property not only offers a spacious, natural light-filled environment from windows on both sides of the house but also



provides a sense of openness and tranquility. With its meticulous upgrades includes black door handles, lighting fixtures, pot lights, stairway railing and thoughtful design, this home is ready to welcome you and your family. Donâ€™t miss the opportunity to make it yoursâ€”schedule your visit today!

Built in 2023

Essential Information

MLS® #	A2160034
Price	\$634,888
Sold Price	\$625,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,440
Acres	0.07
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	87 Corner Glen Gardens
Subdivision	Cornerstone
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N2L3

Amenities

Parking Spaces	2
Parking	Parking Pad

Interior

Interior Features	Bathroom Rough-in, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Basement	None

Exterior

Exterior Features	Private Yard
Lot Description	City Lot, Corner Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 22nd, 2024
Date Sold	September 9th, 2024
Days on Market	17
Zoning	R-G
HOA Fees	0.00

Listing Details

Listing Office	Greater Calgary Real Estate
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