

\$969,999 - 25 Corner Meadows Gardens Ne, Calgary

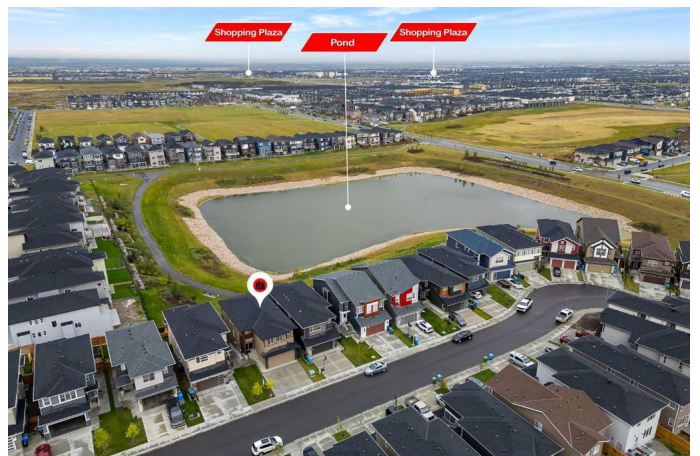
MLS® #A2165367

\$969,999

5 Bedroom, 4.00 Bathroom, 2,732 sqft
Residential on 0.09 Acres

Cornerstone, Calgary, Alberta

This stunning home, nestled in the heart of Corner Meadow, Calgary (Northeast), offers over 2,732 square feet of exceptional living space. Situated on a conventional lot, the property boasts a walkout basement that backs onto a serene ravine pond maintained by the City of Calgary, providing a picturesque setting right in your backyard. As you step through the grand double-door high entry, youâ€™re greeted by an inviting open-concept design. The spacious living room, the main floor also includes a bedroom with a full washroom featuring a walk-in shower, perfect for guests or use as a home office seamlessly flows into the kitchen, complete with a spice kitchen, ideal for culinary enthusiasts. . The adjoining family room and dining area offer breathtaking views of the ravine, creating the perfect space for family gatherings. Step out onto the deck for summer barbecues and enjoy the tranquility of your surroundings. Upstairs, a bonus room adds extra living space, perfect for a media room or play area. The upper level is home to four spacious bedrooms, including two master suites. The master bedrooms feature spectacular views of the pond and luxurious en-suite bathrooms with double vanities and 5-piece fixtures. The other two bedrooms share a common bathroom, and the convenience of an upstairs laundry room adds to the practicality of the home. The unfinished basement offers endless potential and comes equipped with two furnaces, allowing for easy conversion into



a legal suite in the future. With easy access to nearby amenities and the added bonus of peaceful walks by the pond, this home perfectly combines modern convenience with natural beauty. Whether you're hosting or enjoying quiet family time, this home is the ideal retreat.

Built in 2022

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2165367 |
| Price | \$969,999 |
| Sold Price | \$942,000 |
| Bedrooms | 5 |
| Bathrooms | 4.00 |
| Full Baths | 4 |
| Square Footage | 2,732 |
| Acres | 0.09 |
| Year Built | 2022 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Sold |

Community Information

| | |
|-------------|------------------------------|
| Address | 25 Corner Meadows Gardens Ne |
| Subdivision | Cornerstone |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3N 1Y1 |

Amenities

| | |
|----------------|------------------------|
| Amenities | None |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | Built-in Features, Closet Organizers, Double Vanity, French Door, High Ceilings, Open Floorplan, Pantry, Separate Entrance, Stone Counters, Storage |
| Appliances | Dishwasher, Electric Cooktop, Gas Range, Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Central, ENERGY STAR Qualified Equipment, Fireplace(s), Forced Air, Humidity Control |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Electric |
| Has Basement | Yes |
| Basement | Separate/Exterior Entry, Full, Partially Finished, Walk-Out |

Exterior

| | |
|-------------------|---|
| Exterior Features | Garden, Private Entrance |
| Lot Description | Back Yard, Backs on to Park/Green Space, City Lot, Creek/River/Stream/Pond, Views |
| Roof | Asphalt Shingle |
| Construction | Concrete, Stone, Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------------|
| Date Listed | September 12th, 2024 |
| Date Sold | October 8th, 2024 |
| Days on Market | 26 |
| Zoning | R-G |
| HOA Fees | 52.50 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|-------------------------|
| Listing Office | Century 21 Bravo Realty |
|----------------|-------------------------|

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