313 Corner Meadows Way NE Calgary, Alberta

MLS # A2255349

\$799,888

		Division:	Cornerstone		
		Туре:	Residential/House 2 Storey		
		Style:			
		Size:	2,080 sq.ft.	Age:	2021 (4 yrs old)
		Beds:	4	Baths:	3 full / 1 half
		Garage:	Double Garage Atta	ached	
		Lot Size:	0.08 Acre		
		Lot Feat:	Back Yard, City Lot	, Landscape	ed
Heating:	Forced Air		Water:	-	
Floors:	Carpet, Tile, Vinyl		Sewer:	-	
Roof:	Asphalt Shingle		Condo Fee	: -	
Basement:	Full, Separate/Exterior Entry, Suite		LLD:	-	
Exterior:	Vinyl Siding, Wood Frame		Zoning:	R-G	
Foundation:	Poured Concrete		Utilities:	-	
Features:	High Ceilings, Kitchen Island, No Animal Home,	, No Smoking Home	e, Open Floorplan, Par	ntry, Vinyl W	/indows
Inclusions:	None				

Experience the perfect blend of luxury, comfort, and investment potential in this impeccably upgraded 4+1 bedroom, 3.5 bath residence with a fully legal basement suite, ideally located in Calgary's vibrant Cornerstone community. The main level boasts a sunlit open-concept design anchored by a gourmet chef's kitchen with gas cooktop, built-in appliances, quartz countertops, and an expansive island, seamlessly connecting to the dining area and the inviting open-to-above living room that fills the space with natural light. Step outside to the deck, complete with a convenient BBQ gas line — perfect for outdoor entertaining. This energy-efficient home is also equipped with solar panels, offering long-term savings and sustainability. Upstairs, the serene primary retreat offers a spa-inspired 5-piece ensuite and walk-in closet, complemented by two additional bedrooms, a spacious bonus room, and convenient upper laundry. The legal basement suite, with private side entrance, full kitchen, generous living space, bedroom, and bath, is perfect for rental income or multi-generational living. Beyond the home, Cornerstone offers an exceptional lifestyle with scenic parks, playgrounds, walking and biking trails, nearby schools, shopping centres, dining options, and quick access to Stoney Trail and Calgary International Airport — making this property a rare opportunity to enjoy modern elegance in a connected, family-friendly neighborhood. Please call your favorite realtor today to book your showing.