



THE
A-TEAM

**RE/MAX
FIRST**

433 REDSTONE Grove, Calgary T3N 0T7

MLS®#: **A2145335** Area: **Redstone** Listing Date: **06/30/24** List Price: **\$689,000**
 Status: **Active** County: **Calgary** Change: **None** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Detached**
 City/Town: **Calgary**
 Year Built: **2018**
Lot Information
 Lot Sz Ar: **3,390 sqft**
 Lot Shape:

Finished Floor Area

Abv Sqft: **1,747**
 Low Sqft:
 Ttl Sqft: **1,747**

DOM

5
Layout
 Beds: **5 (3 2)**
 Baths: **3.5 (3 1)**
 Style: **2 Storey**

Parking

Ttl Park: **2**
 Garage Sz:

Access:

Lot Feat:

Back Yard,Few Trees,Front Yard,Lawn,Garden,Low Maintenance Landscape,Level,Street Lighting,Rectangular Lot

Park Feat:

Alley Access,Gravel Driveway,Off Street,On Street,Outside,Parking Pad

Utilities and Features

Roof: **Asphalt Shingle**
 Heating: **Forced Air,Natural Gas**
 Sewer:
 Ext Feat: **Garden**

Construction: **Vinyl Siding,Wood Frame**
 Flooring: **Hardwood,Tile**
 Water Source:
 Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Dryer,Electric Stove,Gas Stove,Microwave,Microwave Hood Fan,Range Hood,Refrigerator,Washer**
 Int Feat: **Breakfast Bar,Built-in Features,Closet Organizers,Double Vanity,Granite Counters,Kitchen Island,Open Floorplan,Pantry,Storage,Walk-In Closet(s)**
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
2pc Bathroom	Main	3`0" x 8`5"	Dining Room	Main	8`6" x 14`6"
Family Room	Main	12`6" x 14`11"	Foyer	Main	5`3" x 13`8"
Kitchen	Main	12`6" x 12`8"	Living Room	Main	9`3" x 11`0"
4pc Bathroom	Upper	9`5" x 4`11"	4pc Ensuite bath	Upper	9`5" x 8`6"
Bedroom	Upper	9`5" x 12`3"	Bedroom	Upper	9`5" x 12`2"
Laundry	Upper	7`2" x 5`4"	Bedroom - Primary	Upper	11`2" x 17`2"
4pc Bathroom	Basement	6`0" x 8`4"	Bedroom	Basement	9`11" x 13`0"

Bedroom
Game Room

Basement
Basement

9`6" x 13`1"
10`3" x 14`2"

Kitchen
Furnace/Utility Room
Legal/Tax/Financial

Basement
Basement

6`4" x 14`2"
6`1" x 10`1"

Title:
Fee Simple
Legal Desc:

1611524

Zoning:
R-1N

Remarks

Pub Rmks:

Nestled in the vibrant community of Redstone, this charming 2-storey home welcomes you with a large foyer and a versatile front office den. The expansive eat-in kitchen, complete with stainless steel appliances, granite countertops, a pantry, and ample cupboard space, seamlessly flows into the family and dining room — perfect for entertaining! Just off the dining room, you'll find a convenient 2-piece bathroom, a mudroom, and access to the inviting back deck. Upstairs, two well-appointed bedrooms share a 4-piece bath, while a separate laundry room with storage adds to the home's practicality. The highlight of the second floor is the luxurious primary master bedroom, boasting an ensuite and a walk-in closet. The fully finished basement offers even more living space with two additional bedrooms, a 4-piece bath, a kitchen, a living room, and a utility room. Plus, with a separate side entrance, it's ideal for guests or extended family. Outdoor living is a delight with a cozy front porch, a back deck with a patio, a gravel parking pad, and a small raised garden, ready for your green thumb. This home is perfect for creating lasting memories and enjoying all the comforts of modern living!

Inclusions:
Property Listed By:

N/A
Royal LePage METRO

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123









