



THE
A-TEAM

**RE/MAX
FIRST**

36 RED SKY Green, Calgary T3N 0V5

MLS®#: **A2159003** Area: **Redstone** Listing Date: **08/23/24** List Price: **\$899,000**
 Status: **Pending** County: **Calgary** Change: **None** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Detached**
 City/Town: **Calgary**
 Year Built: **2016**
Lot Information
 Lot Sz Ar: **4,144 sqft**
 Lot Shape:

Finished Floor Area
 Abv Sqft: **2,539**
 Low Sqft:
 Ttl Sqft: **2,539**

DOM

27
Layout
 Beds: **7 (5 2)**
 Baths: **4.0 (4 0)**
 Style: **2 Storey**

Parking

Ttl Park: **4**
 Garage Sz: **2**

Access:

Lot Feat: **Back Yard,Backs on to Park/Green Space,City Lot,No Neighbours Behind,Rectangular Lot**
 Park Feat: **Double Garage Attached**

Utilities and Features

Roof: **Asphalt Shingle**
 Heating: **Forced Air**
 Sewer:
 Ext Feat: **Private Yard**

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

Kitchen Appl: **Built-In Electric Range,Built-In Oven,Central Air Conditioner,Dishwasher,Garage Control(s),Gas Range,Refrigerator,Washer/Dryer**
 Int Feat: **Double Vanity,Kitchen Island,Separate Entrance,Walk-In Closet(s)**
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
3pc Bathroom	Main	8`8" x 5`0"	Bedroom	Main	10`1" x 11`0"
Dining Room	Main	9`11" x 8`5"	Family Room	Main	10`11" x 13`11"
Kitchen	Main	14`1" x 13`11"	Living Room	Main	14`7" x 13`8"
5pc Bathroom	Upper	10`1" x 8`0"	5pc Ensuite bath	Upper	11`6" x 10`4"
Bedroom	Upper	9`9" x 11`9"	Bedroom	Upper	9`8" x 15`7"
Bedroom	Upper	11`4" x 10`9"	Laundry	Upper	6`1" x 6`7"
Loft	Upper	14`8" x 16`0"	Bedroom - Primary	Upper	13`2" x 18`1"

Walk-In Closet
Bedroom
Kitchen
Game Room

Upper
Basement
Basement
Basement

11`7" x 9`7"
9`11" x 13`0"
15`4" x 12`1"
13`5" x 13`1"

4pc Bathroom
Bedroom
Laundry

Basement
Basement
Basement

4`11" x 8`8"
10`8" x 13`0"
7`5" x 13`2"

Legal/Tax/Financial

Title:
Fee Simple
Legal Desc:

1611982

Zoning:
R-1N

Remarks

Pub Rmks:

Welcome to this stunning home in the highly sought-after community of Redstone! Spanning over 3,300 square feet of living space including basement , this residence offers 7 bedrooms and 4 full baths, perfectly blending comfort and style. The main floor features a well-designed layout with a bedroom and full bath, providing flexibility and convenience for guests and family members. The upgraded kitchen, complete with modern appliances and a spice kitchen, is a culinary dream, ideal for gourmet cooking. Natural light floods the main living spaces, creating a warm and inviting atmosphere. Upstairs, you'll find a spacious master bedroom with a luxurious 5-piece ensuite, along with three additional large bedrooms and another 5-piece bath. The bonus room on this floor is perfect for relaxation and entertainment. The fully finished illegal basement suite, with a separate side entrance, includes 2 generously sized bedrooms, a 4-piece bath, a laundry room, a kitchen, and a rec room—ideal for extended family or guests. With its prime location near local amenities, parks, and shopping centers, this home offers a lifestyle of luxury and convenience, making it the perfect place to call home.

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













