

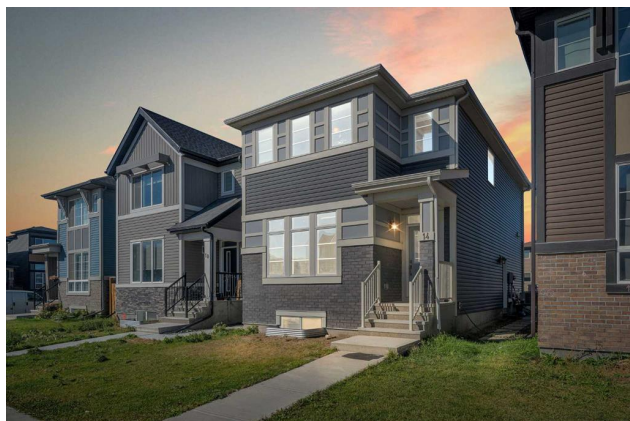


THE A-TEAM

RE/MAX FIRST

14 CORNER MEADOWS Common, Calgary T3N 1K1

MLS®#: A2172547 Area: Cornerstone Listing Date: 10/11/24 List Price: \$669,900
Status: Active County: Calgary Change: None Association: Fort McMurray



General Information

Prop Type: Residential Detached City/Town: Calgary Year Built: 2019 Lot Sz Ar: 2,873 sqft Lot Shape:
Finished Floor Area Abv Sqft: 1,810 Low Sqft: Ttl Sqft: 1,810

DOM

71 Layout Beds: 4 (4) Baths: 3.0 (3 0) Style: 2 Storey

Parking

Ttl Park: 2 Garage Sz:

Access: Lot Feat: Back Lane Park Feat: Off Street, Parking Pad

Utilities and Features

Roof: Asphalt Shingle Heating: Forced Air Sewer: Ext Feat: Other Construction: Vinyl Siding Flooring: Carpet, Vinyl Plank Water Source: Fnd/Bsmt: Poured Concrete Kitchen Appl: Central Air Conditioner, Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator Int Feat: No Animal Home, No Smoking Home Utilities:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Lists rooms like Bedroom, Living Room, Kitchen, Walk-In Closet, Laundry, and Bathroom with their respective levels and dimensions.

Legal/Tax/Financial

Title:
Fee Simple
Legal Desc:

1712315

Zoning:
R-G

Remarks

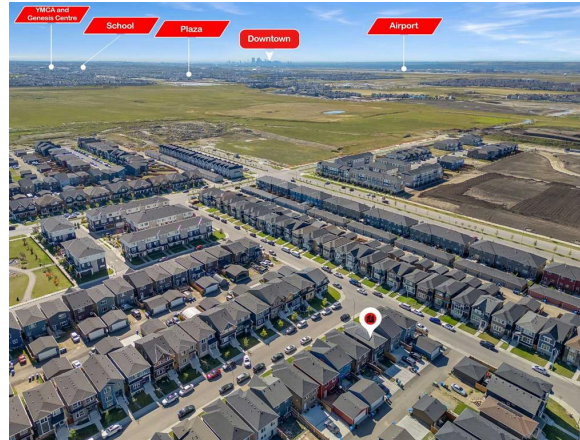
Pub Rmks:

MAIN FLOOR BEDROOM+ FULL BATH/AIR CONDITIONER/ Welcome to this beautiful 4 Bed 3 Bath home in the heart of Calgary's fastest growing community of Cornerstone. This house is conveniently located close to the brand new shopping plaza which includes Shoppers, Freshco, Banks and numerous other Retail stores as well as a playground and a park. Main floor features a spacious bedroom which can also be used as an Office, Full bathroom with a Standing shower, Living and Dining room in the Middle and an upgraded kitchen with quartz countertops in the back with a spacious pantry. Upstairs has the Primary bedroom with 3pc en-suite and Walk-in closet, 2 additional spacious bedrooms with a common 4pc bathroom, a very practical laundry room and nook for an office desk. This home also comes equipped with central air-conditioning to keep you cool during the hot summer days. There is a 2 car concrete parking pad in the back of the house as well as plenty street of street parking at the front. The basement is a blank canvas with a side entrance and two bright windows, ready for your creative touch.

Inclusions:
Property Listed By:

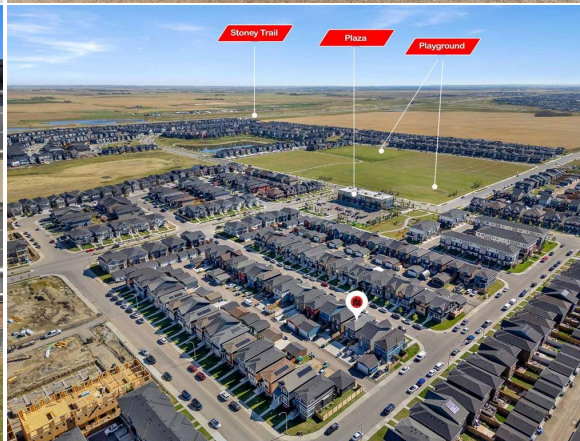
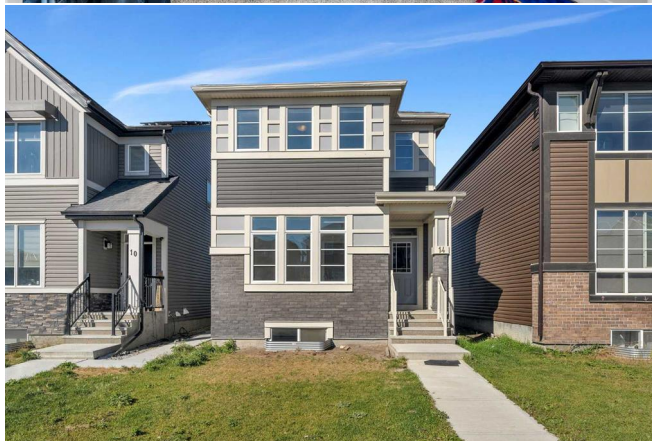
None
PREP Realty

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









14 Corner Meadows Common NE, Calgary, AB

Main Floor: Exterior Area 338.81 sq ft
Interior Area 822.66 sq ft



0 4 8 ft

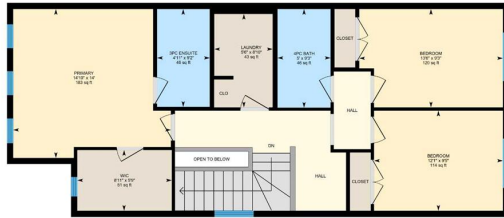
PREPARED: 20/06/21



White regions are excluded from total floor area in VOUCHER floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

14 Corner Meadows Common NE, Calgary, AB

1st Floor Exterior Area 912.05 sq ft
Interior Area 834.71 sq ft
Excluded Area 92.22 sq ft



PREPARED 20240917



While regions are excluded from total floor area in GEMSE floor plans, all room dimensions and floor areas must be considered approximate and are subject to independent verification.