



THE
A-TEAM

**RE/MAX
FIRST**

236 RED SKY Terrace, Calgary T3N 1N1

MLS® #: **A2178233** Area: **Redstone** Listing Date: **11/08/24** List Price: **\$799,900**
 Status: **Active** County: **Calgary** Change: **None** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Detached**
 City/Town: **Calgary**
 Year Built: **2021**
Lot Information
 Lot Sz Ar: **4,671 sqft**
 Lot Shape:

Finished Floor Area
 Abv Sqft: **2,308**
 Low Sqft:
 Ttl Sqft: **2,308**

DOM

25
Layout
 Beds: **6 (4 2)**
 Baths: **4.0 (4 0)**
 Style: **2 Storey**

Parking

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

Access:
 Lot Feat: **Back Yard,Lawn**
 Park Feat: **Double Garage Attached**

Utilities and Features

Roof: **Asphalt Shingle** Construction: **Stone,Vinyl Siding**
 Heating: **Forced Air** Flooring: **Ceramic Tile,Tile,Vinyl Plank**
 Sewer: Water Source:
 Ext Feat: **Garden,Private Yard** Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Central Air Conditioner,Dishwasher,Dryer,Electric Range,Microwave,Range Hood,Refrigerator,Washer**
 Int Feat: **No Animal Home,No Smoking Home,Quartz Counters**
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
4pc Bathroom	Second	6`6" x 8`8"	5pc Ensuite bath	Second	11`7" x 13`9"
Bedroom	Second	9`1" x 15`1"	Bedroom	Second	9`1" x 14`11"
Bonus Room	Second	11`6" x 12`2"	Laundry	Second	5`11" x 6`0"
Bedroom - Primary	Second	12`6" x 14`3"	Walk-In Closet	Second	11`7" x 11`0"
3pc Bathroom	Basement	9`9" x 4`11"	Bedroom	Basement	10`5" x 10`9"
Living Room	Basement	21`9" x 27`8"	Bedroom	Basement	11`0" x 12`10"
Furnace/Utility Room	Basement	7`6" x 9`2"	3pc Bathroom	Main	7`7" x 5`0"

Bedroom
Foyer
Living Room

Main
Main
Main

10`4" x 9`6"
4`4" x 13`7"
13`0" x 14`1"

Dinette
Kitchen

Main
Main

10`0" x 10`1"
18`10" x 14`0"

Legal/Tax/Financial

Title:
Fee Simple
Legal Desc:

1811849

Zoning:
R-1N

Remarks

Pub Rmks:

Discover everything you've dreamed of in your stunning new Jayman BUILT HOME, nestled in the vibrant community of Redstone. From the moment you step inside, you'll be captivated by the upscale design, elegant décor, modern color palette, and premium upgrades that exemplify top-tier quality. Just turn the key and move right into this unique floor plan, thoughtfully crafted for entertaining and family living. The inviting kitchen overlooks the dining room and features beautiful Polaire QUARTZ countertops, sleek STAINLESS STEEL appliances, a lovely centre island with a flush eating bar, and a convenient WALK-THRU PANTRY, all accented by luxury vinyl plank flooring. The great room enhances the open-concept layout, while the well-designed entry seamlessly leads to a full bath and the fourth bedroom, perfectly situated at the front of the home. On the upper level, you'll find a centralized BONUS ROOM and three additional bedrooms, including a master suite that boasts a spacious walk-in closet and a stunning 5-piece en suite bathroom complete with a pocket door leading to the laundry room for added convenience. The fully finished recreational basement expands your living space, featuring two additional bedrooms and another full bathroom and a wet bar making it perfect for family activities, guests, or even a home office. This versatile area is designed for relaxation and entertainment, providing a cozy retreat away from the main living areas. This home is equipped with a FANTEC Heat Recovery Ventilation system. The tankless Navien system ensures endless hot water, while MOEN faucets and Kohler sinks add a touch of luxury. LED designer lighting, including pot lights, brightens the space, and smart home technology integrates seamlessly with ALEXA, featuring five KASA smart light switches, a Schlage WIFI Encode electronic deadbolt, a RING doorbell system, and a touchscreen ECOBEE 5 smart thermostat. Completing this remarkable home is a Heated double attached garage, providing ample space for vehicles and storage. Experience modern living at its finest in this exquisite home, where comfort, style, and convenience come together perfectly!

Inclusions:
Property Listed By:

n/a
RE/MAX Real Estate (Central)

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













