



THE  
**A-TEAM**

**RE/MAX  
FIRST**

**133 CORNER GLEN Road, Calgary T3N1B9**

MLS®#: **A2178831**      Area: **Cornerstone**      Listing **11/12/24**      List Price: **\$829,900**  
 Status: **Active**      County: **Calgary**      Change: **None**      Association: **Fort McMurray**



General Information

Prop Type: **Residential**  
 Sub Type: **Detached**  
 City/Town: **Calgary**      Finished Floor Area  
 Year Built: **2024**      Abv Sqft: **2,055**  
 Lot Information      Low Sqft:  
 Lot Sz Ar: **3,376 sqft**      Ttl Sqft: **2,055**  
 Lot Shape:

DOM

**8**  
Layout  
 Beds: **4 (4 )**  
 Baths: **3.5 (3 1)**  
 Style: **2 Storey**

Parking

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

Access:  
 Lot Feat: **Rectangular Lot**  
 Park Feat: **Double Garage Attached**

Utilities and Features

Roof: **Asphalt Shingle**      Construction: **Wood Frame**  
 Heating: **Forced Air**      Flooring: **Carpet, Vinyl**  
 Sewer:      Water Source:  
 Ext Feat: **Other, Playground**      Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dryer, Gas Range, Microwave, Refrigerator, Washer**  
 Int Feat: **No Animal Home, No Smoking Home, Pantry, Quartz Counters, Separate Entrance**  
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
Dining Room	Main	11`11" x 9`11"	Kitchen	Main	11`1" x 10`4"
Living Room	Main	13`5" x 11`0"	Family Room	Main	10`11" x 9`4"
Bonus Room	Upper	14`1" x 10`11"	Laundry	Upper	5`6" x 3`5"
Bedroom - Primary	Upper	13`6" x 11`11"	Bedroom	Upper	13`7" x 10`7"
Bedroom	Upper	10`10" x 8`11"	Bedroom	Upper	12`3" x 8`7"
2pc Bathroom	Main	4`11" x 4`11"	4pc Bathroom	Upper	8`4" x 4`11"
5pc Ensuite bath	Upper	10`3" x 8`4"	4pc Ensuite bath	Upper	7`8" x 4`11"

Spice Kitchen

Main

7'1" x 5'1"

Walk-In Closet  
Legal/Tax/Financial

Upper

8'5" x 5'0"

Title:  
**Fee Simple**  
Legal Desc:

2311614

Zoning:  
**R-G**

Remarks

Pub Rmks: **Welcome to Cornerstone, a vibrant, convenient and well connected community in NE with a fully upgraded custom dream home in the, featuring 4 spacious bedrooms and 3.5 bathrooms which includes a Spice kitchen and a second master ensuite on upper floor. As you enter, you will be captivated by the modern upgrades and thoughtfully designed floor plan crafted by professionals. On arrival at main floor boasts two family areas modern fixtures, along with an upgraded kitchen equipped with executive appliances, including upgraded backsplash, built-in microwave, and a stunning hood fan. The large island is perfect for entertaining, complemented by upgraded cabinets. On the same level you will also a Spice kitchen for added convenience and charm . Upstairs, you will find spacious and custom built 4 additional bedrooms and a decent sized bonus room, including two generous sized bedrooms and two master en-suites with luxurious bathrooms and walk-in closet. Additional highlights include oversized windows throughout, a separate basement entry, and an unfinished basement for your future imaginations. This all-in-one dream home comes with a well connected and strategically located community of Cornerstone, where shopping, major roadways, airport and public transport is just a stone throw away. Book your Showing today !**

Inclusions:  
Property Listed By:

**N/A**  
**MaxValue Realty Ltd.**

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









