

\$660,000 - 131 Cornerstone Avenue Ne, Calgary

MLS® #A2226195

\$660,000

4 Bedroom, 4.00 Bathroom, 1,590 sqft

Residential on 0.05 Acres

Cornerstone., Calgary, Alberta

| Semi-Detached Home w/ Legal Basement Suite | Separate Entrances | Two Furnaces | Over 1550 sqft above grade | Detached Double Garage | Experience modern living in this impressive half-duplex offering nearly 2,250 sq ft of thoughtfully designed space. The open-concept main floor, with its expansive living and dining areas, is perfect for both everyday family life and hosting gatherings. Enjoy the elegance of 9-foot ceilings, a kitchen featuring a quartz countertop island and stainless steel appliances, upgraded recessed lighting, and luxury vinyl flooring throughout. Upstairs, discover three spacious bedrooms, including a serene primary suite with a 3-piece ensuite and walk-in closet. The additional two bedrooms also offer walk-in closets and abundant natural light. Adding significant value is the fully legal one-bedroom basement suite, complete with a separate side entrance and laundry, a full kitchen, a comfortable living area, and a 4-piece bathroom – ideal for rental income or accommodating extended family. Commuting is a breeze with quick access to Stoney Trail, Metis Trail, and 36 Street, and the airport is conveniently just a 10-minute drive away. This exceptional home blends style and functionality seamlessly. Being sold together with 135 Cornerstone Ave but can be sold separately. Don't wait – book your showing today and envision your life here! Legal Suite is Registered with the City of Calgary, Sticker # is 921.



Built in 2017

Essential Information

| | |
|----------------|------------------------|
| MLS® # | A2226195 |
| Price | \$660,000 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,590 |
| Acres | 0.05 |
| Year Built | 2017 |
| Type | Residential |
| Sub-Type | Semi Detached |
| Style | 2 Storey, Side by Side |
| Status | Active |

Community Information

| | |
|-------------|---------------------------|
| Address | 131 Cornerstone Avenue Ne |
| Subdivision | Cornerstone. |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3N 1G7 |

Amenities

| | |
|----------------|------------------------|
| Amenities | None |
| Parking Spaces | 2 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Quartz Counters, Separate Entrance, Vinyl Windows, Walk-In Closet(s) |
| Appliances | Dishwasher, Electric Stove, Microwave Hood Fan, Washer/Dryer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Has Basement | Yes |
| Basement | Exterior Entry, Finished, Full, Suite |

Exterior

| | |
|-------------------|--|
| Exterior Features | None |
| Lot Description | Back Lane, Back Yard, Interior Lot, Landscaped |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 30th, 2025 |
| Days on Market | 33 |
| Zoning | R-Gm |
| HOA Fees | 52 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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