



**GRASSROOTS**

REALTY GROUP

587-777-7276  
yuri@grassrootsrealtygroup.ca

1101, 65 Red Embers Plaza NE  
Calgary, Alberta

MLS # A2289975



**\$408,450**

<b>Division:</b>	Redstone		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	906 sq.ft.	<b>Age:</b>	2028 (-2 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Parkade, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 511
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Wood Frame	<b>Zoning:</b>	M-1
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan		
<b>Inclusions:</b>	N/A		

Welcome to modern, low-maintenance living in the vibrant community of Redstone &mdash; one of northeast Calgary's fastest-growing neighborhoods, known for its accessibility, everyday convenience, and strong long-term value potential. This contemporary apartment condominium development by StreetSide Developments is thoughtfully designed for first-time buyers, professionals, downsizers, and investors seeking stylish comfort, functional layouts, and peace of mind ownership. Homes are made for everyday living, featuring open-concept designs, large windows for natural light, and private outdoor spaces. Interiors are finished with durable luxury vinyl plank flooring in main living areas, warm carpet with thick underlay in bedrooms, knockdown ceilings, and a professionally curated contemporary lighting package. Kitchens showcase modern slab-style cabinetry with "uppers, soft-close drawers, polished white quartz countertops, tiled backsplash, stainless steel appliances, and polished chrome fixtures with pull-down sprayers. Bathrooms continue the elevated feel with matching cabinetry, quartz counters, chrome fixtures, high-efficiency toilets, and thoughtful layouts designed for comfort and style. Built with long-term livability in mind, each home includes energy-efficient systems, digital thermostats, rough-in air conditioning, USB-C outlets in kitchen and primary bedroom, smoke and carbon monoxide detectors, and in-suite laundry. Gypcrete floor construction helps minimize sound transfer between units, while durable exterior cladding provides both curb appeal and lasting performance. Parking options include underground or surface stalls depending on the unit. The Redstone community itself is designed around daily life and connection, offering wide streets, pathways, green spaces, and playgrounds that

encourage outdoor living and neighborhood interaction. Shopping, dining, and essential services are close at hand, with major retail destinations just minutes away, and planned future schools, shops, and transit enhancements continuing to strengthen the area's long-term appeal. 88 units range from 564sqft 1 bedroom / 1 bathroom with titled surface or underground parking, 2 bedroom /1 or 2 bathroom units, all the way up to 906sqft 3 bedroom / 2 bathroom units with titled surface or underground parking. This unit is a corner unit 2 Bedroom, 2 Bathroom with titled underground parking and wrap around balcony. Whether you're entering the market, simplifying your lifestyle, or securing a smart investment, these homes offer exceptional value through modern construction, quality finishes, and a location positioned for continued growth and convenience. Please note that photos are renderings as unit is not yet built.