



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

1632 Keystone Creek Avenue NE
Calgary, Alberta

MLS # A2310110



\$542,000

Division:	Keystone Hills		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,615 sq.ft.	Age:	2026 (0 yrs old)
Beds:	4	Baths:	3
Garage:	Parking Pad		
Lot Size:	0.06 Acre		
Lot Feat:	Back Yard, Front Yard		

Heating:	High Efficiency, Forced Air	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	R-Gm
Foundation:	Poured Concrete	Utilities:	-

Features: Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Tankless Hot Water, Vinyl Windows, Walk-In Closet(s)

Inclusions: na

Welcome to the Ashton 18' by Partners Homes in Keystone Creek, a brand new home in NE Calgary offering the space, flexibility, and practical upgrades today's buyers are looking for. Located in a boutique community with only three phases, Keystone Creek offers a quieter atmosphere with limited homeowner traffic while still being within convenient driving distance to major routes, parks, pathways, everyday amenities, CrossIron Mills, and Calgary International Airport. With 4 bedrooms, 3 full bathrooms, and a separate side entrance, this layout works exceptionally well for families, multi generational living, or buyers planning ahead. The exterior makes an immediate impression with Hardie Board detailing on the front elevation, fiberglass exterior doors, and included front landscaping that adds to the home's curb appeal from day one. One of the most functional features of this home is the main floor bedroom located privately at the rear of the home, paired with a full bathroom complete with a walk in shower. This setup provides excellent flexibility for guests, extended family, or a private home office while maintaining separation from the main living spaces. The main floor features a bright, open layout with 9-foot ceilings and durable luxury vinyl plank and tile flooring throughout. The central kitchen is thoughtfully designed with a window bringing in additional natural light, while full height cabinetry, quartz countertops, tile backsplash, and Delta plumbing fixtures create a clean and modern finish. Additional highlights include a French door refrigerator, gas line rough in for the range, chimney hood fan with built-in microwave, upgraded electric range, and a full stainless steel appliance package. Washer and dryer are also included, adding to the move in ready convenience. Additional upgrades include 200 AMP electrical service, a tankless hot water system, 8 lb.

carpet underlay, and the builder's QuietWall® system designed to help reduce sound transfer between homes. Upstairs, the primary bedroom offers a comfortable retreat with a walk in closet and a private ensuite featuring dual sinks and a walk in shower. Two additional bedrooms, another full bathroom, and upper level laundry provide the space and layout that make everyday living more efficient. The basement remains undeveloped, offering 9-foot foundation walls, a separate side entrance, and rough ins for a potential future legal 2-bedroom, 1-bathroom basement suite, subject to city approval and permitting. The rear lane includes a 20' x 21' gravel parking pad, adding additional everyday practicality and future garage potential. Keystone Creek offers residents access to walking paths, nearby green space, and convenient connectivity throughout Calgary's north corridor, creating a community that balances everyday convenience with a quieter residential feel. With limited phases, modern construction standards, and thoughtful upgrades throughout.