



GRASSROOTS

REALTY GROUP

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101 Redstone Drive NE
Calgary, Alberta

MLS # A2313695



\$760,000

Division:	Redstone		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,034 sq.ft.	Age:	2014 (12 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Front Yard, Garden, Interior Lot, No Back Lane		

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

Features: Built-in Features, Ceiling Fan(s), Central Vacuum, Crown Molding, Double Vanity, French Door, Granite Counters, No Animal Home, No Smoking Home, Pantry, Separate Entrance, Soaking Tub, Walk-In Closet(s)

Inclusions: None

Beautifully maintained home in the highly sought-after community of Redstone, conveniently located near the airport, major highways, shopping centers, schools, and everyday amenities. This spacious home features 3 bedrooms upstairs, 2 full bathrooms, and a bright bonus room perfect for family living. The main floor offers an open-concept layout with a dedicated office space, ideal for working from home. The modern kitchen comes equipped with brand new stainless steel appliances, including a new 2025 gas range and hood fan, along with a fridge replaced in 2024. Elegant granite countertops are featured throughout the entire home. The bright and welcoming living room showcases a stylish gas fireplace, creating the perfect space to relax and entertain. Stay comfortable year-round with the added benefit of central air conditioning (A/C). A large balcony provides the perfect outdoor space for relaxing or entertaining guests. This home has been freshly updated with newly painted walls and ceilings, along with brand new carpet, giving the home a clean and modern feel throughout. The spacious primary bedroom features a beautiful ensuite complete with a soaker tub, separate standing shower, and double his-and-her sinks for added comfort and convenience. The fully developed basement includes 2 additional bedrooms, a full bathroom, a comfortable living area, and a kitchen in the basement, offering excellent potential for rental income or extended family living. The home also includes a separate side entrance door for added privacy and convenience. All permits for the basement development were pulled, providing added peace of mind for buyers. Major exterior upgrades include new roof, siding, and garage door completed in 2024, offering peace of mind for years to come. Enjoy the added convenience of a public bus stop located right in front of the house,

along with a future school site directly across the street, making this an excellent location for families and commuters alike.