



GRASSROOTS
REALTY GROUP

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164 Ridgestone Lane
Diamond Valley, Alberta

MLS # A2325051



\$599,900

Division:	NONE		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bungalow		
Size:	1,337 sq.ft.	Age:	2026 (0 yrs old)
Beds:	3	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped, Level, Rectangular Lot		

Heating:	Fireplace(s), Forced Air	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 480
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R2X
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage		

Inclusions:	N/A
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If apartment living feels like too much of a leap, this villa gives you the softer landing. That is where this brand new three-bedroom, three full bathroom villa by Eric’s Custom Homes makes sense. You still get your own front door, your own space, a fully finished lower level, and a double attached garage – so it feels like a home, not a compromise. Located in a 45+ community in Diamond Valley, this is a good fit for someone who wants a little more ease without giving up independence. Lock the door and go. Travel. Spend more time doing what you actually want to do. Come home to a place that still has room for family, hobbies, storage, and real life. Inside, the finishes are warm and easy to live with: maple cabinetry, quartz countertops, stainless steel appliances, black fixtures, pot lighting, central air conditioning, and vinyl plank flooring throughout. No carpet anywhere, which is a quiet win for pets, allergies, mobility, grandkids, or just keeping life simpler. Main floor laundry with the washer and dryer are included. The lower level is fully finished with taller ceilings and full-sized windows, so it does not feel like an afterthought. Use it for guests, projects, grandkids, a TV room, or a parent who may want to be close down the road. You are not giving everything up here, you are just making life easier – with the space, garage and quality!