



GRASSROOTS
REALTY GROUP

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97 Corner Glen Way NE
Calgary, Alberta

MLS # A2331910



\$679,900

Division:	Cornerstone		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,802 sq.ft.	Age:	2024 (2 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Smart Home, Solar Tube(s), Walk-In Closet(s)		
Inclusions:	N/A		

Welcome to this beautifully appointed 1,801 Sq. Ft. detached home in the vibrant community of Cornerstone, thoughtfully designed to blend timeless style with everyday functionality. Bathed in natural light, the open-concept main floor features soaring ceilings, expansive windows, elegant pot lighting, and a versatile front den/home office—perfect for remote work, a study area, or a quiet reading retreat. At the heart of the home, the contemporary kitchen is beautifully finished with quartz countertops, stainless steel appliances, a stylish backsplash, a spacious pantry, and a large breakfast bar, seamlessly flowing into the dining area and inviting family room, creating an ideal setting for both entertaining and everyday living. Upstairs, a generous bonus room, convenient upper-level laundry, three spacious bedrooms, and two full bathrooms provide exceptional comfort, including a serene primary retreat complete with a walk-in closet and a private 4-piece ensuite. Home features solar panels for improved energy efficiency and long term savings. The unfinished basement offers endless potential to customize the space to suit your lifestyle. Step outside to a fully landscaped and fully fenced backyard, enhanced by a newly built deck and a detached double garage, offering the perfect outdoor oasis. Ideally located near parks, schools, shopping, transit, and major roadways, this exceptional home presents an outstanding opportunity to enjoy modern family living in one of Calgary's most desirable and rapidly growing communities.