



**GRASSROOTS**  
REALTY GROUP

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**62 Redstone Mews NE**  
**Calgary, Alberta**

**MLS # A2333883**



**\$699,900**

|                  |                                                                 |               |                   |
|------------------|-----------------------------------------------------------------|---------------|-------------------|
| <b>Division:</b> | Redstone                                                        |               |                   |
| <b>Type:</b>     | Residential/Duplex                                              |               |                   |
| <b>Style:</b>    | 2 Storey, Attached-Side by Side                                 |               |                   |
| <b>Size:</b>     | 2,351 sq.ft.                                                    | <b>Age:</b>   | 2013 (13 yrs old) |
| <b>Beds:</b>     | 6                                                               | <b>Baths:</b> | 3 full / 1 half   |
| <b>Garage:</b>   | Double Garage Attached                                          |               |                   |
| <b>Lot Size:</b> | 0.10 Acre                                                       |               |                   |
| <b>Lot Feat:</b> | Back Yard, Cul-De-Sac, Landscaped, No Back Lane, Pie Shaped Lot |               |                   |

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

**Features:** Bookcases, Breakfast Bar, Built-in Features, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Quartz Counters, Separate Entrance, Storage, Vinyl Windows, Walk-In Closet(s)

**Inclusions:** Central Air Conditioner, Range Hood, Refrigerator, Stove(s), Washer/Dryer, Window Coverings

Exceptional value in the vibrant community of Redstone! This beautifully maintained home offers over 3,350 sq. ft. of finished living space with 9-foot ceilings on all three levels, a rare combination of space, style, and functionality. Situated on a huge pie-shaped lot, this impressive property is perfect for growing or multi-generational families. Step inside to a bright, open-concept main floor featuring rich hardwood flooring and a stunning chef-inspired kitchen with white quartz countertops, stainless steel appliances, a large island, and a convenient walk-through pantry. The spacious living and dining areas are flooded with natural light and are anchored by a cozy gas fireplace, creating the perfect setting for both everyday living and entertaining. A versatile main-floor den, powder room, and ample storage complete this level. Upstairs, you'll find a spacious bonus room, convenient upper-level laundry, four generously sized bedrooms, and two full bathrooms. The luxurious primary suite is your private retreat, featuring a walk-in closet and a spa-inspired 5-piece ensuite. Designed with accessibility in mind, this home is equipped with approximately \$27,000 in mobility upgrades, including a porch lift in the garage and a stair lift from the main floor to the upper level, making it an excellent option for seniors or those with mobility needs. The fully finished basement includes a 2-bedroom illegal suite with a separate entrance and its own laundry, providing excellent flexibility for extended family or additional living space. Enjoy year-round comfort with central air conditioning, and make the most of outdoor living on the expansive deck featuring a beautiful pergola and a natural gas line for your BBQ—an ideal space for relaxing or entertaining. The oversized pie-shaped backyard offers plenty of room for children to play, gardening, or hosting family and friends, and includes a

storage shed for added convenience and extra outdoor storage. Located just minutes from parks, schools, shopping, restaurants, playgrounds, transit, and major roadways, this home truly checks every box. With a total of 6 bedrooms, 3.5 bathrooms, exceptional living space, valuable accessibility features, and an unbeatable combination of comfort, functionality, and convenience, this is a rare opportunity you won't want to miss. Book your private showing today!