



GRASSROOTS
REALTY GROUP

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27 Redstone Heights NE
Calgary, Alberta

MLS # A2339452



\$750,000

Division:	Redstone		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,294 sq.ft.	Age:	2017 (9 yrs old)
Beds:	4	Baths:	3
Garage:	Additional Parking, Concrete Driveway, Double Garage Attached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Corner Lot, Landscaped, No Back Lane, Street Lighting		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Soaking Tub, Walk-In Closet(s)		
Inclusions:	n/a		

Welcome to this exceptional Two-Storey home, ideally situated on a desirable CORNER LOT in Redstone, offering an abundance of space, natural light, and a thoughtfully designed open-concept floor plan. From the moment you step into the spacious foyer, you'll appreciate the inviting layout and elegant finishes throughout. The main floor features a versatile DEN/FLEX room that can easily be used as a home office, study, or converted to a bedroom to suit your family's needs, along with a convenient FULL BATHROOM. The bright and spacious living area is anchored by a stunning electric fireplace with beautiful floor-to-ceiling brickwork, creating a warm and impressive focal point. The heart of the home is the chef-inspired kitchen, complete with elegant quartz countertops, full-height cabinetry, stainless steel appliances, a large Centre island, and a generous eating area. The kitchen seamlessly overlooks the dining and living spaces, making it ideal for everyday family living and effortless entertaining. Abundant natural light fills the space and the eating area provides direct access to the deck and large backyard. Upstairs, you'll find FOUR generously sized bedrooms, a spacious BONUS ROOM, and two full bathrooms. The impressive primary retreat features a luxurious FIVE-PIECE ENSUITE with a relaxing soaker tub, along with a huge walk-in closet providing exceptional storage. There is a SEPARATE ENTRANCE to the unfinished basement which offers a blank canvas with endless potential to create additional living space, a recreation room, home gym, or whatever best suits your lifestyle. Outside, enjoy the privacy and added space of this corner lot, complete with a large backyard and deck — perfect for summer gatherings and outdoor entertaining. The EXTENDED DRIVEWAY provides parking for up to three vehicles, adding

valuable convenience for families and guests. Located close to schools, shopping, parks, transportation, and many of the amenities Redstone has to offer, this is a wonderful opportunity to own a spacious, UPGRADED family home in a sought-after NE Calgary community. FOUR BEDROOMS upstairs, a bonus room, three full bathrooms, a flexible main-floor room, and an extended three-car driveway make this a truly special home and one that is sure to impress! The furniture is virtually staged and intended for concept purposes only. You will love to make this your home!