



GRASSROOTS
REALTY GROUP

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201 Creekstone Path SW
Calgary, Alberta

MLS # A2351809



\$715,000

Division:	Pine Creek		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,298 sq.ft.	Age:	2023 (3 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Driveway, Garage Door Opener, Garage Faces Fro		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Front Yard, Level, Rectangular Lot, Zero Lot Line		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)		
Inclusions:	None		

Welcome to 201 Creekstone Path SW, a 2023 Sterling Homes Denali offering over 2,290 sq ft above grade, 4 bedrooms, a bonus room and a double attached garage in the growing community of Creekstone. The main floor features 9' knockdown ceilings, a front office that's ideal for working from home, and an open living and dining area anchored by an electric fireplace. The kitchen offers quartz counters, a large island, a chimney hood fan, a built-in microwave and a walk-through pantry to the mudroom and garage. Upstairs, a spacious bonus room separates the primary suite, with its walk-in closet and 3-piece ensuite, from three more bedrooms, a 4-piece bath and the laundry room. The unfinished basement is a blank canvas, currently set up as a home gym. Out back is a fully fenced yard with a stone patio. West-facing front, and close to parks, pathways, schools, shopping and quick access to Stoney Trail and Macleod Trail.