

# \$646,500 - 226 Cornerstone Avenue Ne, Calgary

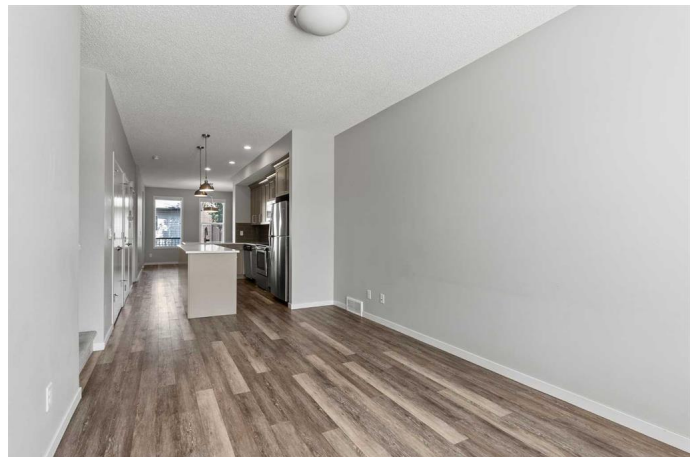
MLS® #A2250919

## \$646,500

4 Bedroom, 4.00 Bathroom, 1,525 sqft  
Residential on 0.05 Acres

Cornerstone., Calgary, Alberta

Welcome to this beautifully maintained half-duplex with a legal secondary suite, located in the vibrant community of Cornerstone. Thoughtfully designed for both comfort and functionality, the home offers a bright, open main floor with a spacious living area, dining space, and a large kitchen complete with a central island, quartz countertops, and stainless steel appliances—perfect for both entertaining and everyday living. A convenient main floor laundry area adds to the practicality of the layout, while access from the dining area leads to a back deck and private yard, creating a seamless indoor-outdoor flow. Upstairs, you’ll find three generously sized bedrooms, including a primary retreat with a walk-in closet and 4-piece ensuite, as well as a second 4-piece bathroom for the family. The legal basement suite is equally impressive, featuring a modern U-shaped kitchen, a comfortable living room, large bedroom, full bathroom, and separate laundry—making it a fantastic option for rental income or extended family living. A double detached garage provides ample parking and storage, while recent updates including new siding, eavestroughs, and a brand-new roof (all completed earlier this year) ensure peace of mind for the next owners. Situated in Cornerstone, you’ll enjoy quick and easy access to Stoney, Metis Trail and Deerfoot Trail, plus nearby schools, playgrounds, shopping, and a full range of amenities. This



clean and move-in ready property is an excellent opportunity for homeowners and investors alike.

Built in 2017

### **Essential Information**

MLS® #	A2250919
Price	\$646,500
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,525
Acres	0.05
Year Built	2017
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### **Community Information**

Address	226 Cornerstone Avenue Ne
Subdivision	Cornerstone.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 1G8

### **Amenities**

Amenities	None
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Ceiling Fan(s), Kitchen Island, Quartz Counters, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood

	Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

## Exterior

Exterior Features	Private Entrance
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	August 23rd, 2025
Zoning	R-Gm
HOA Fees	53
HOA Fees Freq.	ANN

## Listing Details

Listing Office	CIR Realty
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