

# \$419,000 - 427, 301 Redstone Boulevard Ne, Calgary

MLS® #A2214252

**\$419,000**

2 Bedroom, 3.00 Bathroom, 1,446 sqft

Residential on 0.00 Acres

Redstone, Calgary, Alberta

Welcome to the vibrant Redstone community of NE Calgary! This immaculate and modern 3-storey townhome offers 2 spacious PRIMARY bedrooms, 2.5 stylish bathrooms, and an attached tandem (2 car ) garage with additional storage potential Plus a den perfect for an additional bedroom , office or lounging area. Perfectly blending style, functionality, and location, this home is nestled in one of the area's most desirable neighbourhoods.

Step inside to a bright open-concept design featuring sleek countertops, a large kitchen island, ample cabinetry, a spacious pantry, and a cozy yet sophisticated breakfast bar—ideal for everything from casual meals to hosting friends. The expansive living area flows effortlessly to a private east-facing balcony, perfect for enjoying peaceful sunrises with your morning coffee.

Upstairs, you'll find two generously sized bedrooms, each with its own ensuite bathroom and walk-in closet, offering privacy and convenience. A dedicated laundry room and linen closet provide added functionality on the upper floor.



Enjoy being moments away from parks, schools, shopping, and public transitâ€”this is urban living without compromise. Whether youâ€™re a first-time homebuyer, downsizer, or savvy investor, this turnkey property is a standout.

Donâ€™t miss your chance to call this gem homeâ€”book your private showing with your favorite Realtor today

Built in 2024

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2214252      |
| Price          | \$419,000     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,446         |
| Acres          | 0.00          |
| Year Built     | 2024          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Storey      |
| Status         | Active        |

**Community Information**

|             |                                |
|-------------|--------------------------------|
| Address     | 427, 301 Redstone Boulevard Ne |
| Subdivision | Redstone                       |
| City        | Calgary                        |
| County      | Calgary                        |
| Province    | Alberta                        |
| Postal Code | T3N 1V7                        |

**Amenities**

|           |                               |
|-----------|-------------------------------|
| Amenities | Snow Removal, Visitor Parking |
|-----------|-------------------------------|

|                |                                  |
|----------------|----------------------------------|
| Parking Spaces | 3                                |
| Parking        | Double Garage Attached, Driveway |
| # of Garages   | 2                                |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | See Remarks  |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | None   |
| Basement          | None   |

### Exterior

|                   |                        |
|-------------------|------------------------|
| Exterior Features | Balcony                |
| Lot Description   | Other                  |
| Roof              | Asphalt Shingle        |
| Construction      | Concrete, Vinyl Siding |
| Foundation        | Poured Concrete        |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 24th, 2025 |
| Days on Market | 76             |
| Zoning         | M-G            |
| HOA Fees       | 126            |
| HOA Fees Freq. | ANN            |

### Listing Details

|                |                         |
|----------------|-------------------------|
| Listing Office | Century 21 Bravo Realty |
|----------------|-------------------------|

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