

# \$799,900 - 313 Cornerstone Manor Ne, Calgary

MLS® #A2217923

**\$799,900**

4 Bedroom, 4.00 Bathroom, 2,295 sqft

Residential on 0.09 Acres

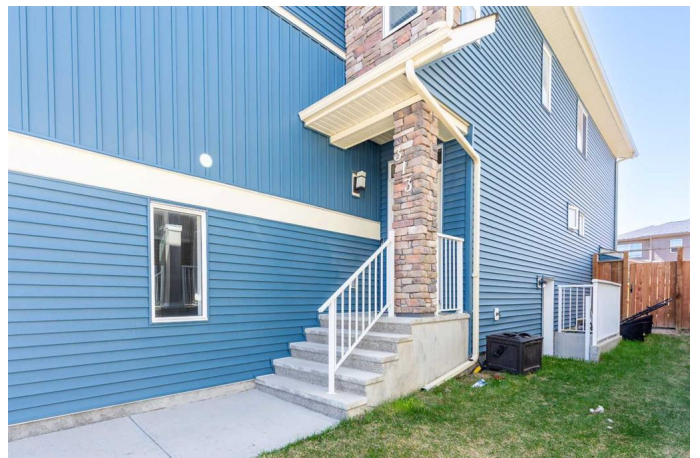
Cornerstone., Calgary, Alberta

Stylish. Spacious. Smart Investment. Welcome to 313 Cornerstone Manor NE. This 4-bedroom + bonus room, 4-bathroom detached home offers over 2,295 sqft of beautifully finished space on a conventional lot with back lane access. Built in 2018, this well-maintained property features two master suites, a main floor den perfect for a home office or flex room, and an inviting living area with an electric fireplace. Upstairs, enjoy the spacious bonus room for added flexibility.

With a separate side entrance, this home offers excellent future basement potential, making it ideal for multi-generational families or savvy investors. Situated on a quiet street in Cornerstone, youâ€™re just minutes from parks, shopping, schools, and major routes like Stoney Trail.

Recent updates include new rug and fresh paint. Siding and roof have been repaired following hail damage. Central AC is installed for year-round comfort.

Move-in ready and loaded with value â€“ this is the one youâ€™ve been waiting for.



Built in 2018

## Essential Information

MLS® #                   A2217923

Price                     \$799,900

Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,295
Acres	0.09
Year Built	2018
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	313 Cornerstone Manor Ne
Subdivision	Cornerstone.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 1H5

### Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached, Garage Faces Front, Concrete Driveway
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Double Vanity, Kitchen Island, Soaking Tub, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Microwave, Range Hood, Refrigerator, Washer, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	None
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 4th, 2025
Days on Market	5
Zoning	R-G
HOA Fees	53
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	Real Broker
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