

\$574,900 - 43 Cornerbrook Gate Ne, Calgary

MLS® #A2252205

\$574,900

4 Bedroom, 4.00 Bathroom, 1,307 sqft

Residential on 0.06 Acres

Cornerstone., Calgary, Alberta

Welcome to this exceptional four-bedroom, three-and-a-half-bathroom home that perfectly balances comfort and convenience in one of Calgary's most desirable neighborhoods. With 1,307 square feet of thoughtfully designed living space, this property offers room to grow while maintaining an intimate, welcoming atmosphere.

The home features a legal basement that expands your possibilities, whether you're dreaming of a home office, entertainment space, or additional guest quarters. The practical side entrance adds convenience for busy families, while the completed deck provides the perfect spot for morning coffee or evening gatherings with friends and neighbors.

You'll appreciate the attention to detail throughout, from the beautiful landscaping that frames the property to the privacy fencing that creates your own personal retreat. The location couldn't be more convenient, with quick access to Stoney Trail making commutes a breeze, while the nearby Chalo FreshCo plaza ensures grocery runs are just minutes away.

Nature lovers will enjoy the proximity to CornerBrook Lake, offering peaceful walks and recreational opportunities right in your backyard. The established Cornerstone community provides excellent schools and family-friendly amenities, creating the perfect



environment for both relaxation and active living.

This home represents an opportunity to step into a space where the hard work has already been done. The deck is ready for entertaining, the yard is beautifully maintained, and the layout maximizes every square foot. Whether you're starting fresh or looking to upgrade, this property delivers both immediate comfort and long-term value in a location that truly has it all.

Built in 2019

Essential Information

MLS® #	A2252205
Price	\$574,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,307
Acres	0.06
Year Built	2019
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	43 Cornerbrook Gate Ne
Subdivision	Cornerstone.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N1L6

Amenities

Parking Spaces	2
----------------	---

Parking	Alley Access, On Street, Parking Pad
---------	--------------------------------------

Interior

Interior Features	Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Suite

Exterior

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

Additional Information

Date Listed	September 2nd, 2025
Days on Market	6
Zoning	R-G

Listing Details

Listing Office	RE/MAX iRealty Innovations
----------------	----------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.