

# \$488,800 - 453, 301 Redstone Boulevard Ne, Calgary

MLS® #A2204153

**\$488,800**

3 Bedroom, 3.00 Bathroom, 1,574 sqft  
Residential on 0.03 Acres

Redstone, Calgary, Alberta

\*OPEN HOUSE APRIL 12- 1PM-3PM & APRIL 13- 3PM TO 5PM\* \*\*STUNNING TOWNHOME | 3-Bed | 2.5 Bath | LOADED WITH UPGRADES | CORNER UNIT | ALMOST BRAND NEW\*\* Location, location, location, welcome to this amazingly designed FRONT ATTACHED GARAGE townhome by Streetside Developments. The spacious entry way leading up to the main level, high ceilings and the open layout welcomes you to spacious living room & dining area with access to WEST FACING PRIVATE BALCONY. EXTRA windows that invites natural light into the space throughout the day. The gourmet U-Shaped kitchen boasts a generous size, quartz countertops, UPGRADED stainless steel appliances, and designer features including walk in pantry. This level also has a 2PC bathroom. The upper level has a roomy master bedroom with 4PC En-suite & walk in Closet. Two additional spacious bedrooms, a practical laundry room, and a well-appointed main bath, ensuring comfort and convenience. This unit comes with extended TANDEM GARAGE including storage and full length driveway to accommodate large vehicle. Townhome complex is well managed with low condo fees and lots of visitor parking. Close to all amenities, grocery shopping, cross iron mills, transit friendly, easy access to Stoney Trail, Deerfoot Trail & Airport. NEW SCHOOL COMING TO COMMUNITY SOON. Donâ€™t let this slip away, call your favorite realtor to



book a showing.

Built in 2023

### Essential Information

MLS® #	A2204153
Price	\$488,800
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,574
Acres	0.03
Year Built	2023
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	453, 301 Redstone Boulevard Ne
Subdivision	Redstone
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 1V7

### Amenities

Amenities	Park, Parking, Playground, Trash, Visitor Parking
Parking Spaces	3
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Chandelier, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air

Cooling	None
Basement	None

### **Exterior**

Exterior Features	Balcony, Lighting, Private Entrance
Lot Description	Corner Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 20th, 2025
Days on Market	25
Zoning	M-G
HOA Fees	126
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	eXp Realty
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