# \$305,000 - 2323, 76 Cornerstone Passage Ne, Calgary

MLS® #A2203941

### \$305,000

2 Bedroom, 2.00 Bathroom, 657 sqft Residential on 0.00 Acres

Cornerstone., Calgary, Alberta

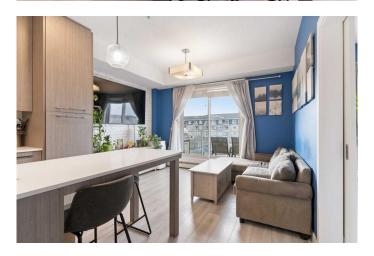
Welcome to this stylish and spacious 2-bedroom, 2-bathroom condo, offering both modern living and excellent investment potential with the option for SHORT-TERM RENTALS. Located in a well-maintained building with low condo fees, this property features a bright, open-concept living space with large west-facing windows that flood the home with natural light and provide stunning sunset views from the private balcony. The contemporary design creates an inviting atmosphere, perfect for relaxing or entertaining guests.

The sleek kitchen is equipped with modern appliances and ample counter space, flowing seamlessly into the living and dining area. Both bedrooms are generously sized, offering comfort and privacy, while the two full bathrooms are stylish and functional. Additional features of the unit include a secure underground parking spot, a convenient storage locker, and the advantage of low condo fees, making this home as practical as it is beautiful.

The building offers a range of exceptional amenities, including a fully equipped gym, a yoga studio, theatre and a spinning room, ensuring you have everything you need to stay active. For pet owners, the on-site pet spa is an added luxury, while the community room with a kitchen and theatre provides a great space for socializing or hosting events.







Whether you're looking for a stylish home, an investment opportunity, or a mix of both, this condo offers an ideal combination of modern living, luxury amenities, and a prime location. Schedule a viewing today to see all that this incredible property has to offer!

#### Built in 2020

#### **Essential Information**

MLS® # A2203941 Price \$305,000

Bedrooms 2
Bathrooms 2.00
Full Baths 2
Square Footage 657
Acres 0.00
Year Built 2020

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

# **Community Information**

Address 2323, 76 Cornerstone Passage Ne

Subdivision Cornerstone.

City Calgary
County Calgary
Province Alberta
Postal Code T3N 0Y5

#### **Amenities**

Amenities Elevator(s), Fitness Center, Park, Party Room, Picnic Area, Playground,

Secured Parking, Trash, Visitor Parking, Guest Suite, Recreation

**Facilities** 

Parking Spaces 1

Parking Enclosed, Heated Garage, Owned, Parkade, Secured, Stall, Titled,

Underground

#### Interior

Interior Features See Remarks

Appliances Dishwasher, Dryer, Electric Oven, Microwave Hood Fan, Stove(s),

Washer, Window Coverings

Heating Baseboard, Natural Gas

Cooling None

# of Stories 4

#### **Exterior**

Exterior Features Balcony, BBQ gas line, Playground

Roof Flat

Construction Vinyl Siding, Wood Frame

#### **Additional Information**

Date Listed March 19th, 2025

Days on Market 49

Zoning M-1

HOA Fees 53

HOA Fees Freq. ANN

## **Listing Details**

Listing Office CIR Realty

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