

# \$320,000 - 1303, 76 Cornerstone Passage Ne, Calgary

MLS® #A2194930

**\$320,000**

3 Bedroom, 2.00 Bathroom, 699 sqft

Residential on 0.00 Acres

Cornerstone., Calgary, Alberta

Welcome to one of an only a handful of 3 bedroom units with 2 titled parking stalls, Airbnb friendly building, tons of versatility for first time Buyers new families and investors. Next to new offering both functionality and style.

This unit boasts high ceilings, an open-concept layout, and large windows that fill the space with natural light. The modern kitchen features countertops, stainless steel appliances, and cabinets. Enjoy your private balcony, perfect for morning coffee or evening relaxation. Convenience is key with two parking spots—1 titled underground stall + 1 titled surface parking stall. The building offers fantastic amenities, including a fully equipped gym, yoga studio, spinning room, theatre, and pet spa. The community room with a kitchen and theatre is perfect for social gatherings. Located in Cornerstone, one of Calgary's fastest-growing communities, this condo provides easy access to Stoney Trail, Calgary International Airport, shopping centers, parks, etc. Book your private showing today.

Built in 2021

## Essential Information

MLS® # A2194930

Price \$320,000

Bedrooms 3



Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	699
Acres	0.00
Year Built	2021
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Active

### Community Information

Address	1303, 76 Cornerstone Passage Ne
Subdivision	Cornerstone.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 0Y5

### Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Snow Removal, Visitor Parking, Trash
Parking Spaces	2
Parking	Underground

### Interior

Interior Features	Kitchen Island
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator
Heating	Baseboard
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Balcony
Construction	Stone, Vinyl Siding, Wood Frame

### Additional Information

Date Listed	February 16th, 2025
Days on Market	68

Zoning	M-1
HOA Fees	53
HOA Fees Freq.	ANN

## Listing Details

Listing Office	VIP Realty & Management
----------------	-------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.