

# \$654,900 - 99 Redstone Boulevard Ne, Calgary

MLS® #A2248773

**\$654,900**

4 Bedroom, 4.00 Bathroom, 1,746 sqft

Residential on 0.07 Acres

Redstone, Calgary, Alberta

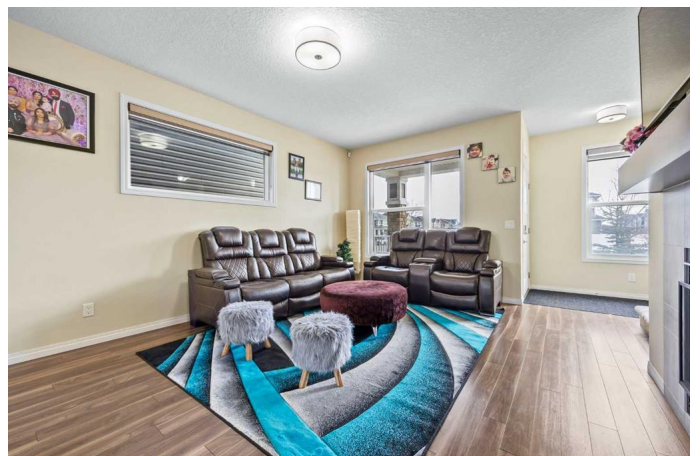
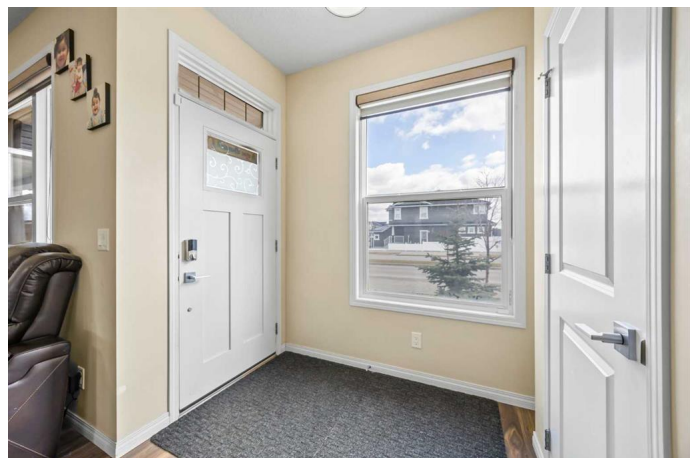
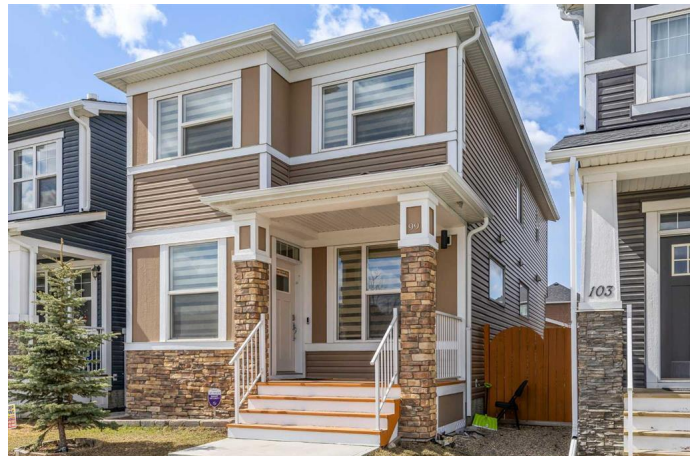
Fall in love with this beautifully upgraded home that blends style, comfort, and convenience! Step inside to 9' knockdown ceilings and an inviting open-concept layout, perfect for entertaining or everyday living. The main floor welcomes you with a cozy fireplace, sun-filled living and dining areas, and a gourmet kitchen featuring granite countertops, upgraded stainless steel appliances, a large island, and a corner pantry.

Upstairs, you'll find 3 spacious bedrooms, a versatile loft/office, and upper-level laundry with front-load machines. The luxurious primary suite includes a walk-in closet and a spa-inspired ensuite with double sinks and quartz countertops. Every full bathroom shines with modern quartz vanities.

The professionally developed basement is a showstopper—offering a huge rec room, a private bedroom with walk-in closet, and a stylish 3-piece ensuite—perfect for guests, in-laws, or teens.

Step outside to a fully landscaped backyard with a large deck, professional fencing, and an oversized 22' x 22' double garage. Bonus: upgraded gutters for long-lasting protection and peace of mind.

Location Perfection: Walk to Fruiticana and Mega Sanjha Punjab Grocery—everything you need, just steps away!



Built in 2016

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2248773    |
| Price          | \$654,900   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,746       |
| Acres          | 0.07        |
| Year Built     | 2016        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

## Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 99 Redstone Boulevard Ne |
| Subdivision | Redstone                 |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T3N 1B6                  |

## Amenities

|                |                                                                     |
|----------------|---------------------------------------------------------------------|
| Amenities      | Park, Playground                                                    |
| Utilities      | Electricity Connected, Natural Gas Connected                        |
| Parking Spaces | 2                                                                   |
| Parking        | Alley Access, Double Garage Detached, Garage Door Opener, Oversized |
| # of Garages   | 2                                                                   |

## Interior

|                   |                                                                                                         |
|-------------------|---------------------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Quartz Counters, Storage    |
| Appliances        | Dishwasher, Garage Control(s), Garburator, Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                                                                 |

|                 |                               |
|-----------------|-------------------------------|
| Cooling         | None                          |
| Fireplace       | Yes                           |
| # of Fireplaces | 1                             |
| Fireplaces      | Electric, Living Room, Mantle |
| Has Basement    | Yes                           |
| Basement        | Finished, Full                |

## Exterior

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

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 14th, 2025 |
| Days on Market | 8                 |
| Zoning         | R-G               |
| HOA Fees       | 120               |
| HOA Fees Freq. | ANN               |

## Listing Details

|                |                  |
|----------------|------------------|
| Listing Office | Brilliant Realty |
|----------------|------------------|

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