

**317 Redstone View NE**  
**Calgary, Alberta**

**MLS # A2175107**



**\$409,990**

<b>Division:</b>	Redstone		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	3 Storey		
<b>Size:</b>	1,414 sq.ft.	<b>Age:</b>	2013 (11 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Single Garage Attached		
<b>Lot Size:</b>	0.02 Acre		
<b>Lot Feat:</b>	Low Maintenance Landscape, Rectangular Lot		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 291
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Composite Siding, Stone, Vinyl Siding	<b>Zoning:</b>	M-2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Vaulted Ceiling(s), Walk-In Closet(s)		
<b>Inclusions:</b>	None		

Welcome to the vibrant community of Redstone! This bright and inviting 2-bedroom, 2.5-bathroom condo offers an open-concept layout filled with natural light and warm, modern finishes that create a cozy, welcoming atmosphere. As you step inside, you'll find a spacious hallway leading to the attached single-car heated garage. The main floor boasts an open layout with a well-appointed kitchen featuring quartz countertops, stainless steel appliances (including a brand new electric stove and a newer dishwasher), and a sizable pantry—ideal for keeping things organized. The living and dining areas offer plenty of room for relaxation or entertaining, with a convenient half-bathroom for guests. Upstairs, the primary bedroom offers an ensuite with a granite countertop, while a second full bathroom—also featuring a granite countertop—and a laundry area add extra convenience. The second bedroom boasts a stunning vaulted ceiling, enhancing its charm and spacious feel. Located near major highways, shopping, and the Calgary International Airport, this home offers exceptional convenience and accessibility. Don't miss out—schedule your showing today!