



DON'T GAMBLE WITH YOUR HOME.
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391 Corner Meadows Avenue NE
Calgary, Alberta

MLS # A2266684



\$915,000

Division:	Cornerstone		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,480 sq.ft.	Age:	2021 (4 yrs old)
Beds:	7	Baths:	5
Garage:	Concrete Driveway, Double Garage Attached, Front Drive, Garage Door Oper		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Corner Lot, Creek/River/Stream/P		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Separate Entrance, Tray Ceiling(s), Walk-In Closet(s)		
Inclusions:	N/A		

Welcome to Elevated Living in Cornerstone NE! This rare gem is a fully upgraded luxury home on a premium corner lot with NO NEIGHBORS on THREE SIDES, offering a beautiful POND view at the back and a PLAYGROUND right in front. This home boasts over 3460 sq. ft. of living space, backs directly onto a peaceful pond, and faces a community playground — a perfect setting for families. It includes a fully functional spice kitchen for all your culinary needs, and a legal basement suite ideal for rental income or multi-generational living. This stunning home offers 7 BEDROOMS | 5 Full BATHROOMS | DUAL MASTER ENSUITES | MAIN FLOOR BEDROOM with attached FULL BATH | SPICE KITCHEN | 2-Bedroom LEGAL BASEMENT SUITE | Double ATTACHED GARAGE, combining elegance, comfort, and practicality across 3462 sq.ft. of total living space. Main Level — Step into the grand foyer with two large closets and admire the 9 ft ceilings and 8 ft tall upgraded doors throughout. The spacious living area with a large window welcomes you at the front — ideal for hosting guests or relaxing. Moving further in, the bright family area features a cozy gas fireplace, modern accent wall, and three large windows filling the space with natural light. A main floor bedroom with a full bathroom provides perfect flexibility for extended family or guests, with convenient access from both the bedroom and hallway. The gourmet kitchen is a showstopper — boasting built-in stainless steel appliances, glass cook-top, quartz countertops, full-height custom cabinetry, and a large center island. The adjoining spice kitchen offers a gas stove/range and pantry for added storage and convenience. The dining area leads directly to the back deck with a gas BBQ line, where you can enjoy peaceful POND views — a perfect setting for family

gatherings or evening relaxation. Upstairs, retreat to the grand primary suite featuring a tray ceiling, private balcony overlooking the pond, a 5-piece spa-inspired ensuite with custom-tiled shower, soaking tub, and dual vanities, plus a spacious walk-in closet. A second master bedroom, also with a tray ceiling, offers its own 4-piece ensuite and walk-in closet — ideal for growing families or multi-generational living. Two additional large bedrooms are connected by a Jack & Jill full bathroom. Completing this level are a bonus room with tray ceiling and a convenient upper-floor laundry room. The fully finished basement features a 2-bedroom legal suite with a separate side entrance, modern kitchen with stainless steel appliances and gas stove, a cozy living area, a full bathroom, and separate laundry. The utility area includes two furnaces, a hot water tank, and ample storage space. Location is unbeatable — close to bus stops, schools, shopping, parks, and all amenities, with easy access to Stoney Trail and Calgary International Airport. Don't miss this rare opportunity — Book your private showing today.