

# \$414,900 - 118 Red Embers Gate Ne, Calgary

MLS® #A2190003

**\$414,900**

3 Bedroom, 4.00 Bathroom, 1,200 sqft

Residential on 0.03 Acres

Redstone, Calgary, Alberta

\*\*\*\*\*HUGE PRICE REDUCTION\*\*\*\*\*SELLER SAYS SELL IT!! \*\*\*\*\* 3 BEDROOMS | 3.5 BATHROOMS | 1,655 SQFT OF LIVING SPACE | OPEN CONCEPT LAYOUT | LOW CONDO FEES | 2 PARKING STALLS | As you step into this fully finished and upgraded 3-bedroom townhome, you'll immediately notice the open concept floor plan allowing a seamless transition between the living room, dining room and kitchen which is perfect for relaxing with family or entertaining guests. This beautiful home offers a neutral colour pallet with 9' ceilings and luxury vinyl plank flooring, as well as crisp white cabinetry, stainless steel appliances and quartz countertops. Directly off the kitchen is a private deck and backyard perfect for enjoying hot summer days and having a BBQ. A 2-piece bathroom completes the main floor. Head upstairs to a sizable master bedroom large enough to accommodate a king-sized furniture set and offers an ensuite bathroom and large closet. Also upstairs you will find an additional oversized bedroom that can function as a kid's room, guest room, or office, as well as another full 4-piece bathroom! The finished basement offers additional space for the family, with a third bedroom, a full bathroom with a luxurious tiled shower, and a laundry room. No more parking on the street, as you will enjoy having two private parking spots conveniently located behind the property! This is a great location close to shopping, restaurants, major highways, the airport, schools, walking paths



and much more!

Built in 2017

### **Essential Information**

MLS® #	A2190003
Price	\$414,900
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,200
Acres	0.03
Year Built	2017
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	118 Red Embers Gate Ne
Subdivision	Redstone
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 1E9

### **Amenities**

Amenities	None
Parking Spaces	2
Parking	Stall, Off Street

### **Interior**

Interior Features	High Ceilings, No Animal Home, No Smoking Home, Quartz Counters, Storage
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None

# of Stories	2
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	January 24th, 2025
Days on Market	86
Zoning	M-1
HOA Fees	115
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Royal LePage Benchmark
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