

# \$949,800 - 209 Creekstone Hill Sw, Calgary

MLS® #A2189364

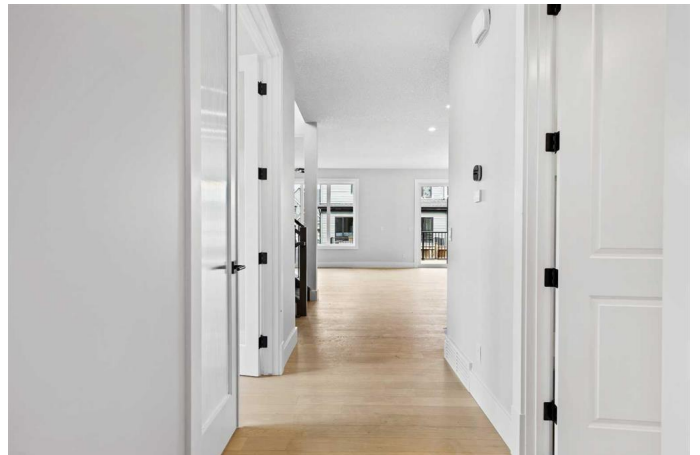
**\$949,800**

3 Bedroom, 3.00 Bathroom, 2,512 sqft

Residential on 0.10 Acres

Pine Creek, Calgary, Alberta

**\*\*BUILDER OFFERING \$5000 WINDOW COVERING ALLOWANCE & FULL LANDSCAPING W/ 4 ASPEN TREES IN BACKYARD\*\*** Nestled in a quiet estate area just steps from the ravine, this stylish modern home by Crystal Creek features durable Hardie board siding and clean architectural lines. Inside, youâ€™ll find beautiful engineered hardwood floors, designer fixtures, and a bright, open layout. The front office is perfect for working from home. The kitchen features tall cabinets, quartz countertops, a custom hood fan, and upgraded appliances, including a gas range. The great room, with its gas fireplace and tile surround, is ideal for cozy evenings. The dining room, filled with natural light, opens to a large deck, perfect for outdoor dining and entertaining. Upstairs, the spacious master bedroom includes a luxurious 5-piece ensuite and a large walk-in closet. The bonus room is perfect for family relaxation. Two more bedrooms, a main bath, and an upper-floor laundry room complete the second floor. Modern features include a gas-fired tankless water heater, an Ecobee WiFi-enabled thermostat, A/C, and an oversized garage. Enjoy peace of mind with the new home warranty protecting your investment. Schedule your showing today!



Built in 2024

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2189364    |
| Price          | \$949,800   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 2,512       |
| Acres          | 0.10        |
| Year Built     | 2024        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 209 Creekstone Hill Sw |
| Subdivision | Pine Creek             |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2X5G6                 |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Tankless Hot Water, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Gas Range, Microwave, Refrigerator, Range Hood, Washer                                       |
| Heating           | Forced Air  |
| Cooling           | Central Air   |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Gas   |
| Has Basement      | Yes   |
| Basement          | Full, Unfinished  |

**Exterior**

|                   |                                       |
|-------------------|---------------------------------------|
| Exterior Features | Other                                 |
| Lot Description   | Back Yard                             |
| Roof              | Asphalt Shingle                       |
| Construction      | Brick, Cement Fiber Board, Wood Frame |
| Foundation        | Poured Concrete                       |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | January 21st, 2025 |
| Days on Market | 146                |
| Zoning         | R-G                |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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