

# \$649,000 - 3650 Cornerstone Boulevard Ne, Calgary

MLS® #A2256751

**\$649,000**

6 Bedroom, 4.00 Bathroom, 1,575 sqft

Residential on 0.06 Acres

Cornerstone., Calgary, Alberta

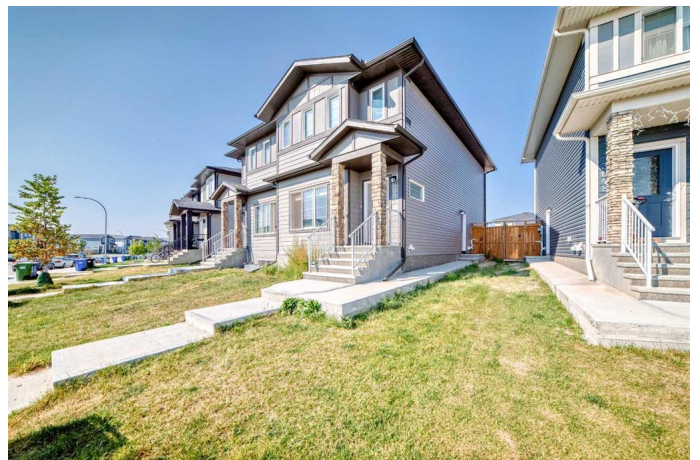
Introducing this stunning 6-bedroom duplex with a legal suite, located in the vibrant community of Cornerstone. Thoughtfully designed with modern finishes and a smart layout, this home offers a perfect balance of style, comfort, and functionality. The main floor features an open-concept living area with a bright kitchen, spacious dining, and a cozy living room ideal for gatherings. A versatile main floor bedroom and full bathroom provide convenience for guests, in-laws, or a home office. Upstairs, the primary bedroom includes a walk-in closet and ensuite, complemented by two additional bedrooms, a full bathroom, designated laundry room, and a flex space. The upper level comes fully furnished, as it was previously operated as an Airbnb, and at its peak generated over \$8,000 per month, with the majority of items needed to continue running one included. The fully finished legal suite in the basement offers two additional bedrooms, a full kitchen, bathroom, and separate living space—perfect for generating rental income or accommodating extended family. Situated in Cornerstone, known for its strong rental market and growing amenities, this turnkey property is ideal for both families and investors alike

Built in 2022

## Essential Information

MLS® #

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Price	\$649,000
Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	1,575
Acres	0.06
Year Built	2022
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	3650 Cornerstone Boulevard Ne
Subdivision	Cornerstone.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 2E3

### Amenities

Amenities	Other
Parking Spaces	2
Parking	Off Street, Parking Pad

### Interior

Interior Features	Kitchen Island, Pantry, See Remarks, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Oven, Electric Stove, Microwave, Range Hood, Refrigerator, Wall/Window Air Conditioner, Washer, Washer/Dryer Stacked, Window Coverings, Other
Heating	Forced Air
Cooling	Wall/Window Unit(s)
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

### Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard
Roof	Shingle

Construction	Composite Siding, Concrete, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	September 12th, 2025
Zoning	R-G
HOA Fees	53
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	eXp Realty
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