

## 16 Red Embers Common NE Calgary, Alberta

**MLS # A2230329**



**\$649,000**

<b>Division:</b>	Redstone		
<b>Type:</b>	Residential/Duplex		
<b>Style:</b>	2 Storey, Attached-Side by Side		
<b>Size:</b>	1,616 sq.ft.	<b>Age:</b>	2018 (7 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.06 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Front Yard, Garden, Gentle Sloping, Low Maintenance		

<b>Heating:</b>	Central	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Laminate, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Separate/Exterior Entry, Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Bar, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Storage, Wet Bar		
<b>Inclusions:</b>	Microwave Hood Fan in Basement		

A Home Built Around Family, Ready for Its Next Story. Some homes are just houses &mdash; but this one is so much more. This is where a family raised their children, where first steps were taken, where birthdays were celebrated, and where countless late-night talks happened on the front porch. Now, with the kids grown and off building their own lives, it's time for a new family to fill these walls with laughter, memories, and love. Built by Shane Homes and thoughtfully customized, this 4-bedroom semi-detached home in Redstone was designed for both comfort and connection. The homeowners carefully chose builder upgrades that added space where it mattered most &mdash; a larger primary ensuite and an expanded walk-in closet to create a true retreat. Downstairs, the fully finished basement became the heart of family gatherings, complete with a wet bar, and space for a fridge and wine cooler &mdash; perfect for movie nights, game days, and holidays. Every corner of this home shows the pride they took in maintaining and improving it: low-maintenance turf in the front yard, stamped concrete walkways leading to the backyard, a private side entrance for future flexibility, and a detached garage with alley access. Even when hail came through, they made sure every repair was done &mdash; this home has been cared for at every turn. You'll find thoughtful touches throughout: central A/C to keep summers comfortable, a water softener for everyday ease, a fenced yard for kids or pets to play safely, and a beautiful front garden that greets you as you come home. And with Redstone's endless walking paths, parks, playgrounds, and quick access to the airport, this is a neighborhood designed for both busy mornings and peaceful evenings. Now clean, move-in ready, and waiting for its next chapter &mdash; this home is ready for you to fall in love, just like they did.

Book a showing or come visit us at the open house, come and knock on our door! We can't wait for you and your family to move in soon.