

# \$574,900 - 254 Redstone Drive Ne, Calgary

MLS® #A2265003

**\$574,900**

4 Bedroom, 4.00 Bathroom, 1,266 sqft

Residential on 0.06 Acres

Redstone, Calgary, Alberta

Beautifully Upgraded 3-Bedroom Home with  
Income-Generating Illegal Suite in Redstone!

This stunning and extensively upgraded 3-bedroom home with a 1-bedroom illegal suite offers the perfect blend of modern comfort, smart design, and steady rental income – all in the sought-after community of Redstone.

The main level welcomes you with a bright, open living room featuring hardwood floors, custom built-ins, and large windows that flood the space with natural light. The kitchen is loaded with upgrades – stainless steel appliances, granite countertops, undermount sink, touch faucets, and a stylish breakfast bar ideal for family time or entertaining.

Upstairs, enjoy three spacious bedrooms, including a large primary suite with a walk-in closet and private 3-piece ensuite.

The illegal basement suite has a separate side entrance, its own laundry, modern kitchen with granite counters, and a zoned furnace. It's currently rented to a single professional lady paying \$1,200/month, who would love to stay – giving you instant income from day one!

Extra Upgrades & Features:

New roof and new siding (2025)



Reverse osmosis water system (up & down)

200 AMP electrical panel

Built-in speakers (living room, kitchen & master bedroom)

Front-yard irrigation system

Fenced, private backyard with gravel parking pad

This home checks every box â€” beautiful finishes, thoughtful upgrades, and built-in income potential.

Built in 2014

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | A2265003               |
| Price          | \$574,900              |
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,266                  |
| Acres          | 0.06                   |
| Year Built     | 2014                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 254 Redstone Drive Ne |
| Subdivision | Redstone              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T3N 0N3               |

## Amenities

|                |                         |
|----------------|-------------------------|
| Amenities      | Park, Playground        |
| Parking Spaces | 4                       |
| Parking        | Off Street, Parking Pad |

## Interior

|                   |                                                                                                                        |
|-------------------|------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Granite Counters, No Animal Home, No Smoking Home, Pantry, Separate Entrance, Wired for Sound          |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Cooktop, Microwave Hood Fan, Refrigerator, Washer, Water Softener |
| Heating           | Forced Air                                                                                                             |
| Cooling           | Central Air                                                                                                            |
| Has Basement      | Yes                                                                                                                    |
| Basement          | Finished, Full, Exterior Entry, Suite                                                                                  |

## Exterior

|                   |                            |
|-------------------|----------------------------|
| Exterior Features | Rain Barrel/Cistern(s)     |
| Lot Description   | Back Lane, Rectangular Lot |
| Roof              | Asphalt Shingle            |
| Construction      | Mixed                      |
| Foundation        | Poured Concrete            |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 16th, 2025 |
| Days on Market | 1                  |
| Zoning         | R-G                |
| HOA Fees       | 126                |
| HOA Fees Freq. | ANN                |

## Listing Details

|                |                 |
|----------------|-----------------|
| Listing Office | URBAN-REALTY.ca |
|----------------|-----------------|

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