

# \$699,999 - 312 Homestead Drive Ne, Calgary

MLS® #A2227647

## \$699,999

1 Bedroom, 1.00 Bathroom, 1,590 sqft  
Residential on 0.06 Acres

Homestead, Calgary, Alberta

Welcome to this beautifully designed two-story home in the desirable community of Homestead, Calgary! This property offers a functional and modern floor plan with 3 bedrooms upstairs, including a spacious primary bedroom with ensuite and walk-in closet, plus two additional bedrooms and a full 4-piece bathroom.

The main floor features an open-concept layout with a bright living area, dining space, and a modern kitchen complete with a central island – perfect for entertaining. The fully developed legal basement suite offers excellent rental potential, featuring 2 bedrooms, a full kitchen, and a comfortable living area with a private entrance. Located in a growing family-friendly neighborhood close to parks and future amenities, this home is ideal for homeowners and investors alike



Built in 2023

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2227647  |
| Price          | \$699,999 |
| Bedrooms       | 1         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 1,590     |
| Acres          | 0.06      |
| Year Built     | 2023      |

|          |             |
|----------|-------------|
| Type     | Residential |
| Sub-Type | Detached    |
| Style    | 2 Storey    |
| Status   | Active      |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 312 Homestead Drive Ne |
| Subdivision | Homestead              |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3J5S3                 |

### Amenities

|                |            |
|----------------|------------|
| Parking Spaces | 2          |
| Parking        | Off Street |

### Interior

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Interior Features | Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer         |
| Heating           | Forced Air, Natural Gas                                         |
| Cooling           | None                                                            |
| Has Basement      | Yes                                                             |
| Basement          | Full, Suite                                                     |

### Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | None                     |
| Lot Description   | Back Lane                |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 3rd, 2025 |
| Days on Market | 12             |
| Zoning         | R-G            |

### Listing Details

|                |                      |
|----------------|----------------------|
| Listing Office | Confident Realty Inc |
|----------------|----------------------|

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