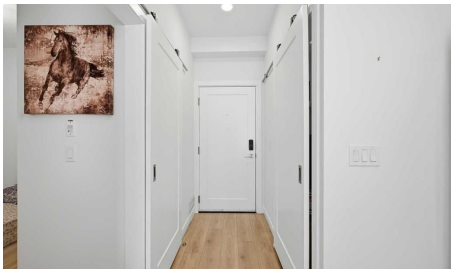
2303 76 Cornerstone Passage NE

Calgary | Active | MLS® A2331836

$305,000









Bedrooms	Bathrooms	Year Built	Living area
3	2	2021	683.73 sq. ft.

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by CIR Realty

A closer look

Welcome to your perfect blend of comfort and convenience! This beautifully designed, pet friendly 3rd floor condo in the highly desirable Legends of Cornerstone offers stylish, low maintenance living at its finest. Featuring 3 bedrooms, 1.5 bathrooms, in suite laundry, and the rare bonus of 2 titled parking stalls, one underground and one surface, plus a titled storage locker, this unit truly checks all the boxes. Step inside and be greeted by a bright, open concept layout with 9 foot ceilings that create an airy and inviting feel throughout. The modern kitchen is both functional and stylish, complete with a granite peninsula island with breakfast bar seating, stainless steel appliances, and plenty of cabinet and counter space, perfect for everyday living and entertaining. The three well sized bedrooms offer flexibility for families, guests, or a home office setup. The primary bedroom serves as a comfortable retreat with a walk in closet and its own private 4 piece ensuite. An additional bathroom and a convenient in suite laundry room with extra storage complete the interior. Enjoy your morning coffee or unwind in the evening on your private balcony while taking in peaceful views. This pet friendly building, allowing up to 2 pets with board approval, also offers fantastic amenities including a fitness and yoga centre, media and entertainment room, children’s play area, and even a pet spa. Whether you are a first time home buyer, downsizing, or looking for a great investment opportunity, this condo offers incredible value in a thriving community. Do not miss your chance to own this exceptional property, book your private showing today!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2331836
Bedrooms	3
Bathrooms	2
Year Built	2021
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit

Total Living Area:	683.73 sq. ft.
Condo Fee:	$453.10
Condo Fee Includes:	Common Area Maintenance, Heat, Maintenance Grounds, Professional Management, Sewer, Trash, Water
Front Exposure:	West
Unit Exposure:	West
Floor Location:	Other
Entry Level:	1
Stories Total:	4
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Year built:	2021 (Age: 5)
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	3
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:1, Half:1)
Num Ensuite Baths:	0
Plan:	1911680
Heating:	Baseboard
New Constr.:	No
Construction Material:	Stone, Vinyl Siding, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Ensuite:	No
Flooring:	Ceramic Tile, Vinyl

Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Stall, Titled, Underground
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Unit
Condo Fee Frequency:	Monthly
City Quadrant:	Northeast
Condo Name:	Z-name Not Listed
Community:	Cornerstone (Calgary)
Amenities:	Elevator(s), Fitness Center, Other, Parking, Party Room, Recreation Facilities, Snow Removal, Storage, Trash, Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Inclusions:	N/A
Restrictions:	Pet Restrictions or Board approval Required, Pets Allowed
Pets Allowed:	Cats OK, Dogs OK
Main Floor	Balcony · 11'1" × 4'9" ·
Main Floor	Bedroom · 10'8" × 9'2" ·
Main Floor	Bedroom · 10'11" × 8'1" ·
Main Floor	Foyer · 6'3" × 3'9" ·
Main Floor	Kitchen · 10'11" × 9'9" ·
Main Floor	Laundry · 5'11" × 4'6" ·
Main Floor	Bedroom - Primary · 9'6" × 9'1" ·
Main Floor	Walk-In Closet · 7'1" × 3' ·
Title to Land:	Fee Simple

Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights
Interior Features:	Breakfast Bar, Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage, Vinyl Windows, Walk-In Closet(s)
Exterior Features:	Balcony, Garden
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	M-1
Listed Date:	Jul 23, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/2303-76-cornerstone-passage-ne-calgary-a2331836/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

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Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.