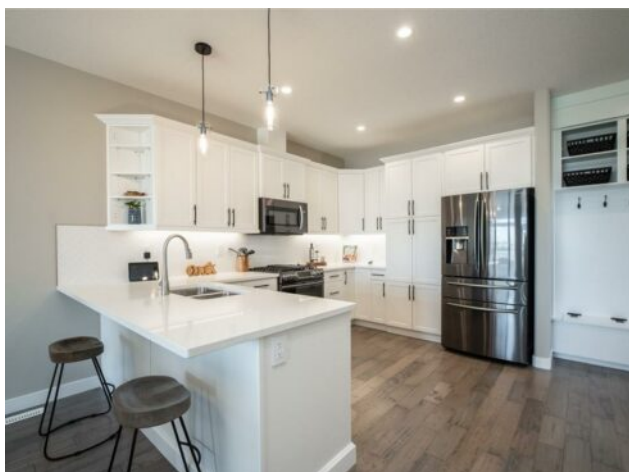


1103 Cornerstone Crescent  
Olds, Alberta

MLS # A2285415

**\$473,000**



|                  |                                   |               |                  |
|------------------|-----------------------------------|---------------|------------------|
| <b>Division:</b> | NONE                              |               |                  |
| <b>Type:</b>     | Residential/Duplex                |               |                  |
| <b>Style:</b>    | Attached-Side by Side, Bungalow   |               |                  |
| <b>Size:</b>     | 1,270 sq.ft.                      | <b>Age:</b>   | 2026 (0 yrs old) |
| <b>Beds:</b>     | 1                                 | <b>Baths:</b> | 1 full / 1 half  |
| <b>Garage:</b>   | Double Garage Attached, Insulated |               |                  |
| <b>Lot Size:</b> | 0.03 Acre                         |               |                  |
| <b>Lot Feat:</b> | Landscaped                        |               |                  |

|                    |                          |                   |                       |
|--------------------|--------------------------|-------------------|-----------------------|
| <b>Heating:</b>    | Forced Air, Natural Gas  | <b>Water:</b>     | Public                |
| <b>Floors:</b>     | See Remarks              | <b>Sewer:</b>     | Public Sewer          |
| <b>Roof:</b>       | Asphalt Shingle          | <b>Condo Fee:</b> | \$ 295                |
| <b>Basement:</b>   | Full                     | <b>LLD:</b>       | -                     |
| <b>Exterior:</b>   | Vinyl Siding, Wood Frame | <b>Zoning:</b>    | R3                    |
| <b>Foundation:</b> | Poured Concrete          | <b>Utilities:</b> | Electricity Connected |

**Features:** Closet Organizers, Double Vanity, Low Flow Plumbing Fixtures, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Tankless Hot Water, Vinyl Windows, Walk-In Closet(s)

**Inclusions:** None

Downsizing doesn't mean giving anything up &mdash; it means finally living the way you've earned. Welcome to Cornerstone Village in Olds, where comfort, elegance, and smart design come together in a bungalow that truly feels like an upgrade. Offering just over 1,300+/- sq ft of beautifully planned open-concept living, this home was designed for ease today and flexibility for tomorrow. The first thing you'll notice is the light. A wall of windows fills the main living space with natural sunshine, creating a warm, welcoming atmosphere that feels both refined and relaxed. The U-shaped kitchen is the heart of the home, finished with quartz countertops, soft-close cabinetry, pot lighting, and a stainless appliance package (appliance credit included). There's generous prep space, smart storage, and room to host family dinners or enjoy quiet evenings in. Durable, low-maintenance flooring flows seamlessly throughout &mdash; stylish yet practical. The primary suite is a true retreat. Spacious and thoughtfully designed, it offers a spa-inspired ensuite with dual sinks, quartz counters, an oversized tile and glass walk-in shower with a sitting bench, and a large walk-in closet complete with custom wood shelving. Laundry is conveniently tucked right inside the suite &mdash; because comfort should also be simple. Built with long-term living in mind, this barrier-friendly bungalow features 36" doorways and no flooring transitions. The basement is prepped for in-floor heat and ready for your vision, with room for two additional bedrooms, a full bath, and a spacious recreation area &mdash; ideal for guests, hobbies, or visiting family. The attached 20x24 garage is insulated, drywalled, and prepped for future heat. With a maintenance-free exterior and a modest \$295/month condo fee, you're free to enjoy walking trails, nearby

shopping, coffee with friends, and everything Cornerstone Village has to offer &mdash; including a welcoming common gazebo gathering space. This isn't a compromise. It's a confident next step. Refined, practical, and ready for the lifestyle you've worked for.