

# \$679,900 - 81 Creekstone Drive Sw, Calgary

MLS® #A2242335

**\$679,900**

4 Bedroom, 4.00 Bathroom, 1,655 sqft

Residential on 0.07 Acres

Pine Creek, Calgary, Alberta

Stunning Half Duplex with Legal Suite “  
Rental Income generating Suite!!!

Exceptional opportunity in the sought-after new community of Creekstone in Pine Creek. This beautifully upgraded half duplex features a fully legal 1-bedroom basement suite, perfect for rental income or multi-generational living.

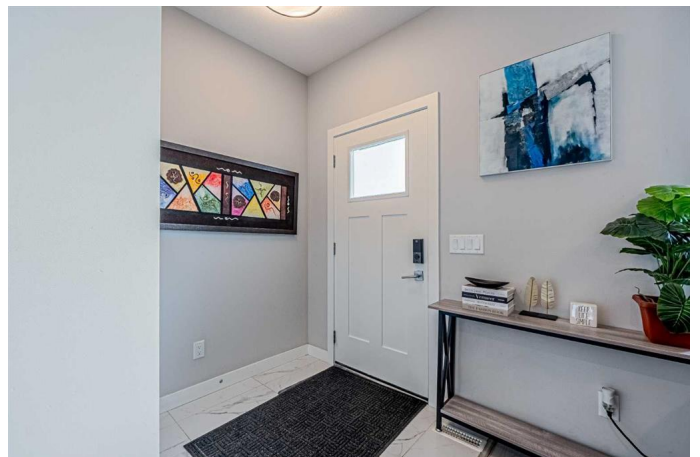
Main Unit Features:

- 3 spacious bedrooms + bonus room
- 2.5 bathrooms
- Gourmet kitchen with ceiling-height soft-close cabinetry, stone countertops & gas range
- Open concept living/dining, mudroom, and half bath on main
- Upstairs laundry, large primary with coffered ceiling, walk-in closet & 5-pc ensuite with dual vanity & soaker tub

Legal Basement Suite (Currently Rented for \$1300.00 including Utilities-Tenants are willing to stay and can be assumed:

- 1 bedroom, 1 bathroom
- 9-ft ceilings, oversized windows
- Upgraded finishes including designer tile, wide plank flooring & LED pot lights

Additional highlights include a full appliance package in both units, separate laundry, and private entrances. Located steps from greenspace and within a growing community



with future schools, shops, and amenities.

Directions: From Stoney Trail SW, take 162 Ave SW west to Pine Creek Road SW. Follow signage to Creekstone.

Built in 2021

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | A2242335               |
| Price          | \$679,900              |
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,655                  |
| Acres          | 0.07                   |
| Year Built     | 2021                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 81 Creekstone Drive Sw |
| Subdivision | Pine Creek             |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2X 4Y2                |

### Amenities

|                |                                            |
|----------------|--------------------------------------------|
| Parking Spaces | 2                                          |
| Parking        | Double Garage Detached, Garage Door Opener |

### Interior

|                   |                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Tray Ceiling(s), Walk-In Closet(s) |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Gas Range,                                        |

|              |                                                            |
|--------------|------------------------------------------------------------|
|              | Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating      | Forced Air, Natural Gas                                    |
| Cooling      | Central Air, ENERGY STAR Qualified Equipment               |
| Has Basement | Yes                                                        |
| Basement     | Exterior Entry, Full, Suite                                |

## Exterior

|                   |                                    |
|-------------------|------------------------------------|
| Exterior Features | Playground, Private Entrance       |
| Lot Description   | Back Yard, Rectangular Lot         |
| Roof              | Asphalt Shingle                    |
| Construction      | Concrete, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                    |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 23rd, 2025 |
| Days on Market | 22              |
| Zoning         | R-GM            |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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