



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

1001, 703 Luxstone Square SE
Airdrie, Alberta

MLS # A2311177



\$334,900

Division:	Luxstone		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,174 sq.ft.	Age:	2005 (21 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Stall		
Lot Size:	-		
Lot Feat:	Other		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt	Condo Fee:	\$ 273
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R2-T
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, High Ceilings, Open Floorplan, Pantry, Vinyl Windows, Walk-In Closet(s)		

Inclusions: N/A

Welcome to this inviting corner unit home, thoughtfully designed and perfect for families or first-time buyers! Upon entering the home you are greeted with 9 ft ceilings and laminate flooring, creating a bright and modern feel. The open-concept layout offers seamless flow between the living space and a well-appointed kitchen, complete with stainless steel appliances, a corner pantry and a breakfast bar! The adjoining dining area is ideal for everyday living and entertaining. A convenient 2-piece bathroom completes the main level. Upstairs, you'll find 2 spacious bedrooms, a large primary bedroom with a walk-in closet and a full 4-piece bathroom, providing plenty of space for the whole family. The basement includes a dedicated laundry area and remains unfinished, offering a blank canvas for your future development - whether you envision additional living space, a home gym, or extra storage. Ideally situated close to parks, pathways, shopping, and schools, this bright corner unit is one you won't want to miss. Make it your home today!