



**93 Williamstown Green NW
Airdrie, Alberta**

MLS # A2315454



\$689,999

Division:	Williamstown		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,213 sq.ft.	Age:	2010 (16 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Corner Lot, Cul-De-Sac, Irregular Lot, Landscaped, Lawn, No Back		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	French Door, Granite Counters, Kitchen Island, No Smoking Home, Pantry		

Inclusions: N/A

Stunning, custom-built, fully air-conditioned 2-storey home featuring 4 bedrooms (3+1), 3.5 bathrooms, and a professionally developed, fully permitted basement completed by the original builder. Located in a prime cul-de-sac on a west-facing pie-shaped lot, this property also sides onto a beautifully treed park and is within walking distance to the school. = Main Floor Highlights: - Oak charcoal hardwood installed on the diagonal | - 9' ceilings | - Oversized, beautifully designed kitchen | - Carrington lighting package | - Granite countertops throughout | - Central island with bar fridge and wine storage | - Stainless steel appliances, including a gas stove | - Extra-height cabinetry | - Walk-through pantry | - Designer fireplace with built-in shelving and a Frame TV that displays artwork when not in use | - Main floor office | - Custom interior doors | - Hunter Douglas blinds | Upper Level: - Oversized bonus room with vaulted ceiling | - Two generously sized bedrooms | - Large primary suite with walk-in closet, including additional IKEA closet storage units | - Two full bathrooms, including a luxurious 5-piece ensuite | - Convenient second-floor laundry room | Professionally Developed Basement: - Spacious family room that converts into a theatre room in seconds | - Built-in projector and large screen included | - Additional bedroom, perfect for guests, teens, or extended family | - Full 4-piece bathroom accessible from bedroom and hallway | Outdoor Features: - A gardener's dream yard with mature trees and shrubs | - Large new deck with Trex Enhance composite decking | - Remote-controlled awning for added comfort | Additional Perks : - Fully finished and heated garage | - Impeccably maintained home offering exceptional value | - Smoke FREE home | - This home isn't just well-built — it's been cared for, upgraded, and loved.