



GRASSROOTS
REALTY GROUP

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321 Windstone Gardens SW
Airdrie, Alberta

MLS # A2316292



\$374,900

Division:	Windsong		
Type:	Residential/Five Plus		
Style:	3 (or more) Storey		
Size:	1,180 sq.ft.	Age:	2012 (14 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.02 Acre		
Lot Feat:	Front Yard, Lawn, Treed		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum, Tile	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-BTB
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home, Quartz Counters		

Inclusions: Build in Cabinets in Laundry Room.

NO CONDO FEES! Discover modern living and exceptional value in this beautifully refreshed three-story townhouse, perfectly positioned for an easy Calgary commute and just steps from Chinook Winds Regional Park, schools, and local amenities. This home has been thoughtfully transformed with a list of premium updates, starting with a crisp, new designer paint palette on all interior walls and exterior doors. The main entrance welcomes you with a spacious tiled foyer, providing direct access to the single attached garage and a reorganized laundry room featuring brand-new custom built-ins and a newly installed hot water tank. The heart of the home on the second level boasts an open-concept layout defined by a stunning kitchen with white shaker cabinetry, sleek quartz countertops, and stainless steel appliances. Bathed in natural light, the living area is highlighted by a vibrant accent wall, and open floorplan that welcomes you to the generous private balcony perfect for entertaining. Every detail has been modernized, from the upgraded LED ceiling lights and designer bathroom fixtures to the contemporary matte black plumbing fixtures and hardware throughout. The top floor serves as a quiet retreat, featuring a large primary suite with a new ceiling fan, a walk-in closet, and four-piece bathroom complete with a quartz vanity and modern tiled tub surround. A bright second bedroom and a convenient linen closet complete this level. Experience peace of mind with a new Ecobee smart thermostat and new smoke alarms installed throughout. With no condo fees, a private parking pad for a second vehicle, this low-maintenance home is a standout choice for any buyer.