

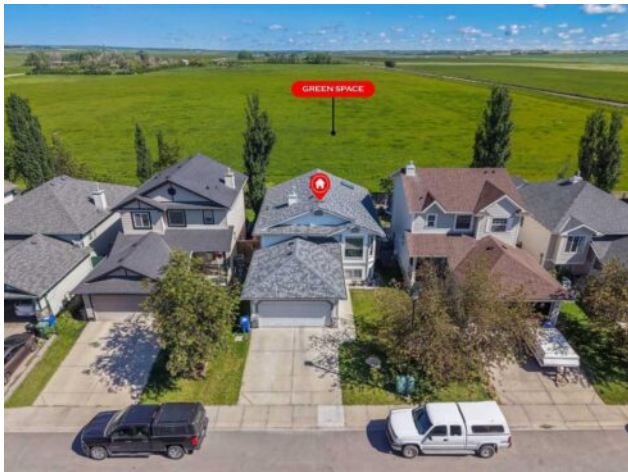


GRASSROOTS
REALTY GROUP

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231 Silver Springs Way NW
Airdrie, Alberta

MLS # A2323146



\$529,000

Division:	Silver Creek		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,103 sq.ft.	Age:	2002 (24 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, No Neighbours Behind, Rectangular Lot		

Heating:	Forced Air	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:	Open Floorplan		

Inclusions: Blinds, Retractable Privacy Screen, Wood Corner Planter in Backyard, Leather Sectional in Basement (negotiable), Basement Aquarium (negotiable), Trampoline (negotiable)

Fantastic opportunity to own this gorgeous fully finished home backing an expansive green space with glorious views. Driving up to this home, you'll appreciate the large driveway and double attached garage. Inside, head upstairs and discover a large living room with a new picture window (2025) that overlooks the neighbourhood. The open design allows for ample dining space and a spacious kitchen with the most picturesque view over the sink. The primary bedroom is at the back of the home and includes a large closet and a 4 piece ensuite. Two additional bedrooms and a 4 piece bath complete this level. Heading down to the basement, you'll love the huge egress windows that bring in natural light to the space. The lower level consists of a recreation room, a huge storage room, the 4th and 5th bedrooms and a 4 piece bathroom. Outside, you'll love the landscaping that includes ornamental sage, clematis, wildflowers and chives in the garden. The deck is great for entertaining with a lower green space and a fire pit. This is a wonderful family community on a quiet street with lots of privacy in the back. Additional updates to this home include new shingles (2024) and an overhead garage door opener and coil (2023).