



GRASSROOTS
REALTY GROUP

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**1139 Lanark Boulevard SE
Airdrie, Alberta**

MLS # A2330603



\$479,900

Division:	Lanark		
Type:	Residential/Other		
Style:	2 Storey		
Size:	1,354 sq.ft.	Age:	2022 (4 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.05 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Siding	Zoning:	R2-T
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Quartz Counters		

Inclusions:	N/A
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NO CONDO FEES! Modern 3 bedroom, 3 bathroom townhouse. Double detached garage and sunny south rear yard. Located across from large scenic park and playground (Pump Track). Features an open concept floor plan, large windows with loads of natural light, hardwood floors, bright kitchen with quartz countertops and centre island. Great room area with fireplace. Laundry is located on the upper level. This home is located in the community of Lanark in the south end of Airdrie. You won't be disappointed.