



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

182 Lanark Gate SE
Airdrie, Alberta

MLS # A2331971



\$541,587

Division:	Lanark		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,685 sq.ft.	Age:	2026 (0 yrs old)
Beds:	4	Baths:	3
Garage:	Parking Pad		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Back Yard, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R2-T
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, French Door, Kitchen Island, Pantry, Quartz Counters, Separate Entrance, Vaulted Ceiling(s), Walk-In Closet(s)		
Inclusions:	N/A		

Welcome to Lanark Landing, where contemporary design, energy efficiency, and smart home technology come together in this beautifully appointed move-in ready home. Showcasing professionally curated designer finishes, this home features luxury vinyl plank flooring, triple pane windows, a vaulted bonus room, and a striking floor to ceiling tiled electric fireplace. The gourmet kitchen is complete with quartz countertops, stainless steel appliances, a chimney style hood fan, built in microwave, single bowl Silgranit sink, and a spacious French door pantry. A main floor bedroom and full bathroom offer flexibility for guests or multi-generational living, while upstairs you'll find a spacious primary retreat with a stylish 4 piece ensuite, and thoughtfully designed bathrooms with upgraded vanities. Built Green® certified, this home includes a high efficiency furnace, solar chase, EV charger rough-in, 9' basement walls, a separate side entrance, and integrated smart home features including an Alexa hub, Ring doorbell, smart lock, programmable thermostat, and motion-activated lighting. Outside, enjoy a rear cement parking pad and a backyard ready for your personal touch. Ideally located with quick access to Deerfoot Trail (QEII), Calgary International Airport, CrossIron Mills, schools, parks, shopping, restaurants, and scenic pathways, this exceptional home offers the perfect blend of style, comfort, and convenience. Book your private showing today!