



GRASSROOTS
REALTY GROUP

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199 Langwell Common SE
Airdrie, Alberta

MLS # A2333766



\$849,795

Division:	Lanark		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,371 sq.ft.	Age:	2025 (1 yrs old)
Beds:	5	Baths:	4
Garage:	Triple Garage Attached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Pie Shaped Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Double Vanity, French Door, Kitchen Island, Pantry, Quartz Counters, Separate Entrance, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s)		
Inclusions:	N/A		

Welcome to Lanark Landing in Airdrie! This brand-new, highly upgraded quick possession home offers exceptional space, functionality, and modern design for today's families. Featuring a triple-car garage, 5 bedrooms, and 4 full bathrooms, this home provides the perfect blend of luxury and practicality with just under 2,400 sq. ft. of developed living space. The main floor is thoughtfully designed for families and multi-generational living, featuring a full bedroom and bathroom, a spacious living area, and a beautifully appointed spice kitchen—perfect for entertaining and everyday convenience. A separate side entrance and undeveloped basement provide endless potential for future development and customization. Upstairs, you'll find a bright bonus room with vaulted ceilings, four additional bedrooms, and two bedrooms complete with private ensuites. The primary retreat features a spa-inspired ensuite, offering a relaxing space to unwind at the end of the day. Located in the desirable community of Lanark Landing, this home is surrounded by family-friendly amenities including nearby parks, schools, pathways, and a pump track for biking and outdoor recreation. A new school is also being built close by, adding even more convenience for growing families. Enjoy easy access to Calgary, with approximately 15 minutes to Calgary International Airport and 10 minutes to CrossIron Mills. Experience the benefits of a brand-new home with premium upgrades, thoughtful design, and a location that truly supports an active family lifestyle.