



GRASSROOTS
REALTY GROUP

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2534 Ravenswood View SE
Airdrie, Alberta

MLS # A2345040



\$618,000

Division:	Ravenswood		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,800 sq.ft.	Age:	2010 (16 yrs old)
Beds:	3	Baths:	3 full / 1 half
Garage:	Double Garage Detached, Garage Door Opener, Heated Garage, In Garage E		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, City Lot		

Heating:	Central, Forced Air, Natural Gas	Water:	Public
Floors:	Carpet, Hardwood, Tile, Vinyl Plank	Sewer:	Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Mixed, Stone, Vinyl Siding, Wood Frame	Zoning:	R1-L
Foundation:	Poured Concrete	Utilities:	Cable Internet Access, Electricity Connected, Natural G
Features:	Bar, Closet Organizers, Granite Counters, Kitchen Island, Natural Woodwork, No Smoking Home, Pantry, Vinyl Windows, Walk-In Closet(s), Wet Bar, Wired for Sound		
Inclusions:	Wet bar fridge & dishwasher		

Welcome to 2534 Ravenswood View, an exceptional home boasting over \$200,000 in premium upgrades and finishes in one of Airdrie's most coveted SE neighborhoods. Ideal for young professionals, growing families, or downsizers, this versatile property features beautifully refinished main-floor hardwood, granite countertops in the kitchen and ensuite bathroom. Main floor master with custom built-in closet cabinetry. The thoughtfully designed layout easily offers 3 bedrooms, 4 bathrooms, and a spacious bonus room—with seamless potential to configure as 4 bedrooms plus a den. At the center of it all is a mechanic or hobbyist's dream: a massive 24x24 ft garage equipped with an oversized door, side-mount opening mechanism, heater, extensive storage and work bench, and Wallbox EV charging readiness. The fully finished basement is engineered for ultimate entertainment, complete with a wet bar and full surround-sound wiring. Outside, enjoy low-maintenance landscaping, multiple outdoor natural gas hookups and a hot tub ready for summer hosting. Modern comfort is fully covered year-round with central air conditioning, a water softener, purifier, and a humidification system. Contact your agent to get a full upgrade list and book your private viewing.