



GRASSROOTS
REALTY GROUP

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129 Kingsbury Close SE
Airdrie, Alberta

MLS # A2345763



\$865,000

Division:	Kings Heights		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,625 sq.ft.	Age:	2018 (8 yrs old)
Beds:	6	Baths:	4 full / 1 half
Garage:	Double Garage Attached, Driveway, Garage Faces Front, Oversized		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Landscaped, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, 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, High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, Pantry, Quartz Counters, Soaking Tub, Walk-In Closet(s)		
Inclusions:	Central vac system (no hose).		

Nestled on a quiet, highly sought-after street in Kings Heights, this impressive home with 3,667 sq ft of developed space perfectly blends modern sophistication with everyday functionality. Offering direct backyard access to the neighbourhood walking paths that lead straight to local schools, the property boasts an enviable location tailored for seamless family living. Upon entering, you are greeted by an expansive, sun-drenched open layout that feels instantly welcoming. The focal point of the generous living area is a striking feature fireplace, adding both architectural interest and cozy warmth. Designed for culinary enthusiasts, the gourmet kitchen is equipped with premium ceiling-height white cabinetry, an oversized quartz-covered island perfect for meal prep, a practical walk-through pantry, and high-end appliances including a gas range, wall oven, built-in microwave, and brand new dishwasher. Adjacent to the kitchen, the dedicated dining space opens directly to the rear deck, overlooking a peaceful outdoor backdrop. Complete with a dedicated BBQ gas hook-up, it is an ideal setup for alfresco dining. The main floor is rounded out by two distinct workspaces—a private home office and a secondary study nook with extensive built-in shelving—alongside a powder room and a highly organized mudroom featuring custom hooks, cubbies, and bench seating. Upstairs, the second floor hosts a versatile bonus room alongside four bedrooms and three full bathrooms. The lavish primary suite features a five-piece ensuite and a spacious walk-through closet, while a secondary bedroom functions as a guest suite with its own private four-piece ensuite. Two more well-proportioned bedrooms share a third four-piece bathroom, and a centrally located laundry room (with new washer & dryer) completes the upper floor. The fully developed lower level

serves as a versatile recreation hub, presenting a massive rec room alongside two additional bedrooms, a three-piece bathroom, and plenty of storage. A clever, custom play space tucked beneath the stairs maximizes every square inch of the home for younger family members. This property is packed with premium extras, including installed solar panels for enhanced energy efficiency, a separate side entrance, quartz countertops throughout, central air conditioning, a built-in vacuum system, a comprehensive security camera network, an underground sprinkler system, a widened concrete driveway, smart wiring, and a reverse osmosis water line to the refrigerator. This exceptional Kings Heights property represents a rare standard of craftsmanship and design, offering a refined lifestyle upgrade where luxury, comfort, and convenience converge.