# \$399,000 - 803, 2005 Luxstone Boulevard Sw, Airdrie

MLS® #A2196857

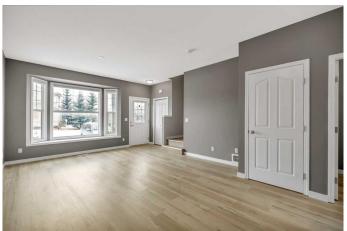
# \$399,000

3 Bedroom, 3.00 Bathroom, 1,165 sqft Residential on 0.04 Acres

Luxstone, Airdrie, Alberta

3 BEDROOMS | 2 PARKING STALLS | FRONT PORCH | SOUTH-FACING FRONT | OPEN FLOOR PLAN | STYLISH DESIGN | VERY WALKABLE LOCATION! Beautifully styled 3 bedroom townhouse with a great outdoor spaces and low condo fees. The front porch greets guests and entices peacefully morning coffees watching the sun rise. Inside, the sophisticated main floor is basked in natural light with a modern design that is both stylish and practical. Clear sightlines allow for easy interaction between the kitchen, dining and living rooms, perfect for entertaining and unobstructed conversations with family. Culinary creativity awaits in the well laid out kitchen featuring a raised counter as casual breakfast bar seating. This level is also home to a convenient powder room. On the upper level is a 4-piece family bathroom and 3 spacious and bright bedrooms including the primary oasis complete with a large walk-in closet and a cheater door to the main bathroom, The basement is home of a huge rec room with big window along with a full bathroom with stand-up shower, laundry room and a storage room. Ideally located Just steps to Luxstone plaza with a gas station, a 7-11, Pizza store, barbershop and loads of other amenities, shops and restaurants for ultimate convenience and walkability. When you do need to leave the community there is easy access to Deerfoot Trails, Cross Iron Mills Mall, Costco, YYC airport, Truly an outstanding location for this beautiful, move-in







#### Built in 2004

### **Essential Information**

MLS® # A2196857 Price \$399,000

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,165 Acres 0.04 Year Built 2004

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

# **Community Information**

Address 803, 2005 Luxstone Boulevard Sw

Subdivision Luxstone
City Airdrie
County Airdrie
Province Alberta
Postal Code T4B3K1

### **Amenities**

Amenities None Parking Spaces 2

Parking Stall, Parking Lot

Interior

Interior Features Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan,

See Remarks

Appliances Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator,

Washer/Dryer

Heating Forced Air

Cooling None

Has Basement Yes

Basement Finished, Full

## **Exterior**

Exterior Features None

Lot Description Back Yard, Level Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Poured Concrete

## **Additional Information**

Date Listed February 24th, 2025

Days on Market 16

Zoning R2-T

# **Listing Details**

Listing Office LPT Realty ULC

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