

## 112 Ravensmoor Manor SE Airdrie, Alberta

MLS # A2243383



# \$599,000

<b>Division:</b>	Ravenswood		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,865 sq.ft.	<b>Age:</b>	2016 (9 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Alley Access, Double Garage Detached		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Rectangular Lot		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Tile, Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R1-L
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	No Animal Home, No Smoking Home, Open Floorplan		

**Inclusions:** None

OVER 1,800 SF | WELL-MAINTAINED HOME by ORIGINAL OWNER | MATURE NEIGHBORHOOD | 3 BEDS plus DEN, 2.5 BATHS | DOUBLE DETACHED GARAGE. Welcome to this beautifully maintained home in the heart of Ravenswood, one of Airdrie's most family-friendly communities. This charming 2-storey residence offers a perfect blend of comfort, style, and functionality—ideal for growing families or first-time buyers. From the moment you walk in, you'll love the open-concept layout, with modern kitchen with quartz countertops and stainless steel appliances. Main floor has an office and a 2pc bathroom proving more space and convenience for your family. Dining and Living room are adjacent and look out to the backyard. Upstairs, you'll find a spacious bonus room, ideal for a home office, playroom, or media space. The primary suite includes a walk-in closet and a luxurious 5-piece ensuite with dual sinks, a soaker tub, and a separate shower. Two additional bedrooms and a full bath complete the upper level. Enjoy summer evenings in the sunny backyard, complete with a deck and patio area—ideal for BBQs and outdoor gatherings. The double detached garage offers ample space for vehicles, storage, or a workshop. Unfinished basement with rough-ins for future development. Ravenswood is known for its welcoming atmosphere, walkable streets, and proximity to top-rated schools—including francophone and public options. You're just minutes from parks, playgrounds, shopping, dining, and have quick access to Highway 2 and 40th Ave for easy commuting. Don't miss your chance to own this beautifully upgraded home in the heart of Ravenswood! Contact your realtor today to schedule a private showing and see why 112 Ravensmoor Manor SE is the perfect place to call home.