

229 Luxstone Way SW
Airdrie, Alberta

MLS # A2269642

\$559,899



Division:	Luxstone		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,480 sq.ft.	Age:	2007 (18 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard, Front Yard, Lawn, Private, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home, Open Floorplan, Wired for Sound		

Inclusions: None

WELCOME to your new home - NO CONDO FEES Beautiful and lovingly well-kept two storey duplex in Luxstone. This home features an open layout, tons of light, hardwood floors throughout the main level, with a spacious kitchen with dark stained maple cabinets, black appliances, and a breakfast bar. A large living room with access to the deck and great size dining room. The upper level features three bedrooms including the primary bedroom with a 4 piece ensuite and walk-in closet. Down the hall are 2 more good sized rooms and a 4 pc bathroom. Upper Level laundry with easy access off the primary bedroom. With oversized single attached garage, this home is perfect for a small family. The illegal suite basement includes 1 bedroom, a full bathroom, kitchen, and family room—offering excellent flexibility and value. The basement is brand new and never occupied. Exceptional value in this home. Huge deck leading to backyard with crab cherry and honey crisp apple trees. Central location close to schools, parks, walkways, transit and amenities. Easy access to 8th St, Deerfoot and Veterans Blvd. Don't miss out on this opportunity and call to book your private viewing today.