

780-832-5880

cord@gpremax.com

## 618, 600 Allen Street SE Airdrie, Alberta

MLS # A2270456



\$295,000

Airdrie Meadows				
Residential/Four Plex				
2 Storey, Attached-Side by Side				
1,010 sq.ft.	Age:	1980 (45 yrs old)		
3	Baths:	2		
Plug-In, Stall				
0.08 Acre				
Back Yard				
	Residential/Four 2 Storey, Attach 1,010 sq.ft. 3 Plug-In, Stall 0.08 Acre	Residential/Four Plex  2 Storey, Attached-Side by Side  1,010 sq.ft. Age:  3 Baths:  Plug-In, Stall  0.08 Acre	Residential/Four Plex  2 Storey, Attached-Side by Side  1,010 sq.ft. Age: 1980 (45 yrs old)  3 Baths: 2  Plug-In, Stall  0.08 Acre	

Floors: Lar	minate, Tile	Sewer:	-
Roof: Asp	phalt Shingle	Condo Fee:	\$ 395
Basement: Ful	I	LLD:	-
Exterior: Vin	yl Siding	Zoning:	R2-T
Foundation: Pou	ured Concrete	Utilities:	-

Features: Natural Woodwork

Inclusions: N/A

Discover this updated 3-bedroom townhome in the desirable Allenwood Court community of Airdrie. The main floor offers a bright, open feel with a partially opened wall between the kitchen and living room. A custom built-in bookshelf adds warmth and character to the living space, while the kitchen features a new dishwasher and plenty of storage. Upstairs you' Il find three comfortable bedrooms and a full bath. The partially developed basement includes painted drywall and a finished bathroom (unpermitted), offering a head start for future completion. Enjoy two assigned parking stalls right in front of the unit, a private fenced yard, and a quiet location close to schools, shopping, parks, downtown Airdrie, and very easy access to the highway. A great opportunity for first-time buyers or investors looking for value and potential.