



## 1317 South Point Parade Airdrie Alberta

\$724,900

The home immediately captivates with its unique exterior elevation and sloped roof lines, providing exceptional curb appeal and making a truly striking first impression. Designed for discerning tastes, its distinctive architectural elements hint at the quality and style found within. Step into a grand foyer and immediately appreciate the thoughtful design of this home. The open-concept main floor, bathed in natural light, seamlessly connects a bright and airy living room to a gourmet custom kitchen. This culinary enthusiast's dream boasts ceiling-height cabinetry, a large center island, and premium stainless-steel appliances, blending beauty with practicality. A spacious dining nook and a dedicated office/computer room complete this level, perfect for both entertaining and daily living. The upper level is a true haven of tranquility. A sprawling primary bedroom designed for ultimate relaxation, featuring a lavish 5-piece ensuite. This spa-like space includes dual sinks, a luxurious soaking tub, a separate shower, and a generous walk-in closet. Two additional spacious bedrooms, a stylish 4-piece bathroom with double sinks, a large bonus room, and a convenient upper-floor laundry room ensure comfort and convenience for the entire family. Adding to its considerable appeal, the fully unfinished walk-out basement offers limitless potential. Imagine creating your dream space, whether it's for additional bedrooms, a home gym, or a dedicated entertainment zone. Embrace a lifestyle of comfort, convenience, and community in South Point. Enjoy the convenience of nearby walking paths, playgrounds, tennis courts, a basketball court, schools, and more, all just a short stroll away. Don't miss this exceptional opportunity to embrace a lifestyle of unparalleled luxury and convenience. (id:6769)

Foyer 13.58 Ft x 11.08 Ft  
Hall 4.08 Ft x 9.58 Ft  
Living room 10.92 Ft x 16.58 Ft  
Dining room 9.92 Ft x 8.75 Ft  
Kitchen 9.92 Ft x 12.08 Ft  
Pantry 9.58 Ft x 6.33 Ft  
2pc Bathroom 6.83 Ft x 5.17 Ft

Other 7.92 Ft x 5.08 Ft  
5pc Bathroom 7.92 Ft x 13.08 Ft  
Bonus Room 14.00 Ft x 22.42 Ft  
Bedroom 10.25 Ft x 13.92 Ft  
Bedroom 10.25 Ft x 12.83 Ft  
4pc Bathroom 6.50 Ft x 9.08 Ft  
Laundry room 8.67 Ft x 5.67 Ft

Listing Presented By:



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