



# 137 Marquis Place Airdrie Alberta

\$575,000

Introducing an exceptional opportunity in the real estate market: a meticulously upgraded residence situated on a massive lot. This property boasts modern enhancements, including new windows, a contemporary furnace, and a hot water tank, along with a recently replaced roof (all done 2019-2021). Nestled on a serene, tree-lined street, it offers convenient access to parks, pathways, schools, and retail options. The spacious living area complements four well-appointed bedrooms, featuring a generous primary suite designed for comfort. The home is adorned with newer carpeting, and all window treatments are included in the sale. Strategically located with easy access to the highway for commuting to Calgary, this property also allows for a leisurely walk to nearby shopping, dining, and entertainment venues. Additional amenities include a newly installed pergola and a modern hot tub, alongside an oversized heated garage measuring 26' x 28'. For those interested in sustainable living, a greenhouse is also present, providing an ideal setting for homesteading and vegetable cultivation. Priced competitively, this property represents a remarkable investment opportunity. Act quickly to seize this chance. Book your showing today! (id:6769)

Recreational, Games room 14.00 Ft x 12.00 Ft

Laundry room 7.58 Ft x 5.92 Ft

Bedroom 11.33 Ft x 8.00 Ft

Furnace 6.42 Ft x 5.67 Ft

Storage 7.00 Ft x 3.00 Ft

3pc Bathroom 10.08 Ft x 7.33 Ft

Kitchen 12.00 Ft x 9.00 Ft

Pantry 2.00 Ft x 2.00 Ft

Living room 15.08 Ft x 13.33 Ft

Dining room 9.00 Ft x 8.00 Ft

Foyer 5.00 Ft x 3.42 Ft

2pc Bathroom 5.92 Ft x 4.58 Ft

Primary Bedroom 13.33 Ft x 10.67 Ft

Bedroom 11.00 Ft x 10.83 Ft

Bedroom 11.00 Ft x 10.50 Ft

4pc Bathroom 7.83 Ft x 4.92 Ft

Listing Presented By:



Originally Listed by:  
RE/MAX House of Real Estate

<http://www.dioneirwinteam.com/>



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