



## 2220 Lancaster Heights Airdrie Alberta

\$849,050

The Pierce 2 offers a refined blend of function, style, and sustainability. This thoughtfully crafted home features professionally curated, on-trend interior selections that bring a modern and cohesive aesthetic throughout. The home embraces an open-concept design that enhances the sense of space and flow, with expansive living areas that are ideal for both everyday living and entertaining. Whether you're hosting guests or enjoying a quiet night in, the seamless layout offers flexibility and comfort throughout. At the heart of the home is a chef-inspired kitchen designed to stir your culinary creativity. Showcasing elegant waterfall quartz countertops, bronze taps, and sleek finishes, the space is both functional and visually striking. A spice kitchen provides added convenience and flexibility for everyday cooking or entertaining, while thoughtful details like upgraded drawer handles complete the elevated design. Upstairs, you'll find four well-appointed bedrooms, including an expansive and truly show-stopping primary bedroom. This serene retreat features a luxurious ensuite with a long soaker tub, a large walk-in shower lined with elongated hexagon tile, and refined finishes-- offering the perfect blend of comfort and sophistication. Certified Built Green, the home includes energy-efficient upgrades such as triple-pane windows, a high-efficiency furnace, a solar chase for future solar panel installation, and blower door testing that may qualify for up to 25% mortgage insurance savings. A rough-in for an electric vehicle charger is also included, supporting future-ready living. Smart home features include a programmable thermostat, Ring video doorbell, smart front door lock, motion-activated and smart switches, all easily managed through an integrated Amazon Alexa touchscreen hub. Photos are representative. (id:6769)

Dining room 11.50 Ft x 11.92 Ft

Great room 13.50 Ft x 15.92 Ft

Kitchen 11.75 Ft x 16.08 Ft

Other 11.25 Ft x 12.17 Ft

2pc Bathroom .00 Ft x .00 Ft

Primary Bedroom 13.25 Ft x 16.25 Ft

5pc Bathroom 11.50 Ft x 10.92 Ft

Bedroom 12.50 Ft x 10.00 Ft

Bedroom 12.50 Ft x 10.00 Ft

Bedroom 13.50 Ft x 11.25 Ft

Other 5.25 Ft x 5.50 Ft

4pc Bathroom .00 Ft x .00 Ft

Bonus Room 12.25 Ft x 15.92 Ft

Laundry room 5.00 Ft x 8.25 Ft

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Listing Presented By:



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Other 11.50 Ft x 8.08 Ft

3pc Bathroom Measurements not available