



## 300 Edwards Way Airdrie Alberta

\$319,999

Discover this charming west-facing condo with serene VIEWS from the BALCONY overlooking the CREEK. This unit includes a spacious 20'11" x 11'7" SINGLE DETACHED GARAGE with secure, solid walls separating the stalls, providing ample room for both your vehicle and extra storage. Upon entering, you'll be greeted by abundant NATURAL LIGHT streaming through the west-facing windows, highlighting the beautiful laminate flooring. The OPEN FLOOR plan is thoughtfully designed, with two generously sized bedrooms conveniently located on either side of the living room for added privacy. The kitchen offers plenty of counter space and opens seamlessly into a spacious dining area, perfect for hosting meals and gatherings. The master bedroom features its own 3-PIECE ENSUITE with a shower, while the second bedroom, generously sized, is adjacent to a 4-PIECE main bath. Additional features include a large IN-SUITE LAUNDRY and STORAGE ROOM for added convenience. The building is equipped with AIR CONDITIONING to keep you comfortable during hot summer days. With condo fees covering heat, water, and sewer, you'll only need to take care of electricity and cable. This well-managed building is ideally located near shopping, restaurants, and is within walking distance to the vibrant downtown core. Don't miss the opportunity to make this fantastic condo your new home! (id:6769)

Bedroom 10.17 Ft x 10.83 Ft

4pc Bathroom 7.75 Ft x 5.25 Ft

Other 3.58 Ft x 3.42 Ft

Primary Bedroom 12.42 Ft x 10.92 Ft

3pc Bathroom 6.00 Ft x 5.50 Ft

Kitchen 10.33 Ft x 9.75 Ft

Pantry 2.33 Ft x 1.58 Ft

Living room 12.83 Ft x 12.00 Ft

Dining room 13.00 Ft x 10.67 Ft

Other 12.08 Ft x 5.42 Ft

Laundry room 7.67 Ft x 5.00 Ft

Listing Presented By:



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