



## 4 Kingsland Close Airdrie Alberta

\$339,900

Welcome to the Courtyards of Kings Heights! This spacious, ground floor CORNER UNIT with 2 BEDROOMS+ DEN + 2 BATHROOMS + 2 TITLED PARKING STALLS (steps away from the balcony: #50 and #51), + an assigned SEPARATE STORAGE UNIT (#43), is awaiting your arrival! The kitchen boasts maple cabinetry, plenty of counter space, STAINLESS STEEL appliances (including a GAS stove) and granite counter tops with a breakfast area. The PRIMARY BEDROOM is spacious and has his and her closets and leads to a 3-piece ensuite. The second bedroom is located on the opposite side of the condo next to the den/office and 4-piece main bath. There is tile in the kitchen, foyer and bathrooms, newer laminate in the living room/dining area/den and carpet in the bedrooms. Enjoy entertaining on your ground floor balcony which has a GAS barbeque hook-up. \*\*\*\*You can park in either of the two stalls and walk to your back door for easy grocery delivery. \*\*\*\* This condo complex is conveniently located within walking distance to Save on Foods, Shoppers Drug Mart and other amenities and services and the location provides easy access to Highway 2. Whether you are downsizing, or a first-time home buyer, this condo has it all. Just move in, put your feet up and enjoy a low-maintenance lifestyle. Hurry in to view! (id:6769)

3pc Bathroom 4.83 Ft x 7.50 Ft

3pc Bathroom 13.00 Ft x 4.92 Ft

Bedroom 9.25 Ft x 11.42 Ft

Den 8.08 Ft x 8.00 Ft

Foyer 6.00 Ft x 6.00 Ft

Kitchen 10.08 Ft x 10.92 Ft

Living room 15.42 Ft x 20.00 Ft

Primary Bedroom 11.08 Ft x 11.75 Ft

Other 7.42 Ft x 15.67 Ft

Listing Presented By:



Originally Listed by:  
CIR Realty

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



**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
cm.mackenzie@shaw.ca