



210 Blackstone Road Balzac Alberta

\$1,450,000

Exclusive luxury living in the brand new community of GOLDWYN Prairie Estates, a master planned community by Melcor, nestled in between Airdrie and Calgary. Presented by Brilliance Homes, this 3393 square foot FULLY DEVELOPED, 6 BEDROOM/5 BATHROOM will be ready to move into in Fall 2025. With all the bells and whistles, this luxury build comes with incredible upgrades! The moment your guests pull up to your estate home, they will be impressed with the grandeur and high-end feel of the exterior aesthetic, TRIPLE GARAGE, black exterior windows, and upgraded glass garage doors. You will appreciate the SOUTH EXPOSED LIVING SPACE and GREENBELT/WALKING PATH directly behind the home, making this an ideal lot in the community. The lot is 115 feet by 60 feet! Just a steps away you will find walking paths, a park, playground, and pond, with beautiful landscaping and greenery. Inside you'll immediately notice the expansive 10 foot ceilings, an open floor plan including a grand open to below and a beautiful quartz kitchen with KitchenAid appliances and full-height cabinetry. The kitchen will include a SPICE KITCHEN complete with its own dishwasher, gas range, and fridge. Also on the MAIN FLOOR YOU WILL FIND A DEN AND FULL BATHROOM - perfect for your work from home needs. With 4 more bedrooms and 3 bathrooms upstairs, there will be no fighting over who gets to use the sink next. The primary ensuite will have its own balcony, a luxurious tray ceiling, and a custom walk-in closet. Completing the upper floor is a bonus room with fireplace, tray ceilings, a laundry room with a sink, and 3 good-sized bedrooms for kids and guests. The basement will be complete with a BAR, FIREPLACE, and 2 MORE BEDROOMS. The location of Goldwyn is very convenient as you'll have access to all of the amenities of CrossIron Mills shopping area, plus easy access into either city. As the boundaries of Aird...

Bedroom 14.00 Ft x 15.00 Ft

Other 7.25 Ft x 14.42 Ft

Bedroom 13.17 Ft x 14.33 Ft

3pc Bathroom 5.00 Ft x 9.00 Ft

Recreational, Games room 15.00 Ft x 33.50 Ft

Primary Bedroom 16.00 Ft x 16.00 Ft

The property information on th

Bedroom 10.17 Ft x 12.00 Ft

estate listings held by various b

and franchisees: The accuracy of

KitchenAids® REALTOR®, REAL

Bedroom logCafe controlled

Living room 17.83 Ft x 17.83 Ft

Bedroom 11.17 Ft x 14.83 Ft

quality of services provided by real estate professionals who are members of CREA.

Listing Presented By:



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Century 21 Bamber Realty LTD.

<http://www.luxehomescalgary.ca/>



**Alpine Realty**

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Dining room	9.00 Ft x 15.42 Ft	Bonus Room	17.83 Ft x 19.83 Ft
Den	11.00 Ft x 12.00 Ft	Other	9.33 Ft x 10.17 Ft
Family room	14.00 Ft x 15.42 Ft	5pc Bathroom	7.83 Ft x 19.25 Ft
Other	9.75 Ft x 9.58 Ft		