

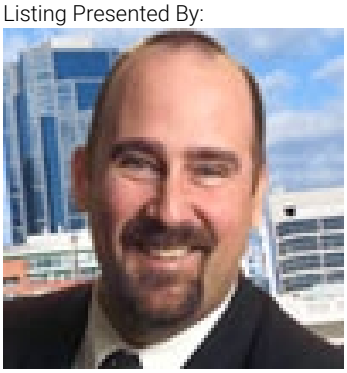
132 Highview Gate Airdrie Alberta

$500,000

Your kids will know the pond paths by heart before the boxes are unpacked. Lanark was planned around getting outside. Walking paths wind past ponds, parks, playgrounds, picnic areas and fire pits, and they connect to Airdrie's wider pathway network, so stroller laps, scooter rides and evening dog walks are an easy habit to pick up. When everyone comes back inside, 132 Highview Gate has room for them. The main floor has a front flex space that works as an office or boot room, a kitchen with granite counters, an island and a pantry, a dining area and a family room at the back with space for the inevitable toy pile. Off the back is a mudroom and a deck for the BBQ (the gas line is already there), and a two piece bath on the main floor means nobody tracks mud upstairs. Upstairs are three bedrooms, including a primary with a walk-in closet and ensuite, plus a second full bath and laundry on the same level, so there are no hampers on the stairs. The home is about 1,535 sq ft and was built in 2021, with high ceilings, a front porch and a full unfinished basement that's ready for a play area, gym or whatever your family needs. No updates have been done, so you get to decide what to change and when. Parking is off street, on a parking pad. Errands are easy too. Kingsview Market is a short drive for groceries, a pharmacy and restaurants, and Heloise Lorimer Elementary is nearby. Commuting to Calgary? The 40 Avenue interchange gets you onto Highway 2 quickly. Book a showing and walk the loop yourself. (id:6769)

3pc Bathroom 4.83 Ft x 8.83 Ft
4pc Bathroom 4.92 Ft x 7.67 Ft
Bedroom 9.92 Ft x 11.42 Ft
Bedroom 11.25 Ft x 9.92 Ft
Laundry room 4.92 Ft x 8.25 Ft
Primary Bedroom 12.42 Ft x 14.92 Ft
2pc Bathroom 5.00 Ft x 5.08 Ft
Dining room 9.50 Ft x 11.50 Ft
Family room 12.42 Ft x 12.67 Ft
Kitchen 9.50 Ft x 11.33 Ft
Other 8.50 Ft x 8.67 Ft

Listing Presented By:



Originally Listed by:
Real Broker

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