



## 2005 Luxstone Boulevard Airdrie Alberta

\$389,000

Immerse yourself in the elegance of this exquisite townhouse nestled in the neighborhood of Luxstone. With a backdrop of serene greenspace, this home offers a unique blend of tranquility and convenience, including two parking stalls for your ease. Boasting nearly 1,200 square feet of meticulously designed living space, the interior exudes sophistication with an open floor plan accentuated by soaring nine-foot ceilings and pristine new vinyl flooring. Step into the spacious living room and be greeted by abundant natural light streaming through a picturesque bay window. The kitchen features extensive counter space and wood cabinetry, seamlessly extending to a dining area capable of hosting a large gathering, with additional seating available at the eat-up peninsula island. Adjacent to the kitchen, a versatile breakfast nook currently serves as a main floor office, providing access to the West facing backyard that opens up to lush greenspace and a delightful children's playground. The upper level is dedicated to restful retreats, highlighted by a generously sized master bedroom complete with a walk-in closet and convenient cheater access to the family bathroom. Two additional bedrooms complete this level, offering ample space for family or guests. The basement is a blank canvas, awaiting your personal touch to transform it into a space that suits your needs, while also housing the laundry facilities. This townhouse is not only aesthetically pleasing but also practical, with low condo fees and two assigned parking stalls right at your doorstep, complemented by ample visitor parking nearby. Situated in a prime location, it is mere steps from play parks, scenic walking paths, and all the vibrant shopping and amenities available on Main Street as well as being a short walk to Nose Creek Park. Additionally, it is within walking distance to local schools, making it an ideal...

Primary Bedroom 12.00 Ft x 11.92 Ft

Bedroom 9.75 Ft x 8.42 Ft

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4pc Bathroom 7.75 Ft x 6.08 Ft

Kitchen 10.92 Ft x 7.92 Ft

Dining room 10.00 Ft x 11.25 Ft

Breakfast 9.08 Ft x 6.42 Ft

Living room 13.50 Ft x 10.58 Ft

Foyer 4.50 Ft x 4.00 Ft

Other 6.08 Ft x 4.17 Ft

2pc Bathroom 5.50 Ft x 5.00 Ft

Listing Presented By:



Originally Listed by:  
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**RE/MAX Realty Professionals**

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