



# 2905 Prairie Springs Grove Airdrie Alberta

\$749,000

Welcome to this exceptional two-storey home in the highly desirable community of Prairie Springs in Airdrie, offering over 3,200 square feet of beautifully designed living space and a location that is truly hard to beat. Perfectly positioned on a corner lot with green space on two sides and a playground just behind, this home enjoys an abundance of natural light thanks to additional windows and the privacy of having no neighbours directly behind or beside you. Walking paths and scenic parkways are just steps away, inviting you to explore the outdoors right from your doorstep. The main floor is bright, open, and welcoming, featuring warm hardwood floors, rich-toned cabinetry, and a thoughtfully designed layout ideal for both everyday living and entertaining. The kitchen offers a walk-through pantry, generous workspace, and flows effortlessly into the spacious dining area and inviting living room, complete with a cozy fireplace. Just off the garage, a large and unique mudroom provides the perfect drop zone for busy households. Step outside onto the upper deck overlooking the beautifully manicured, fenced yard, complete with a shed and a covered lower patio -- perfect for summer evenings or weekend gatherings. Upstairs, you'll find three spacious bedrooms, including an oversized primary retreat featuring a charming reading nook and a private balcony -- ideal for morning coffee or an evening glass of wine. The luxurious ensuite includes a waterfall soaker tub, separate shower, and walk-in closet. The additional bedrooms are versatile for children, guests, or home office space. Convenience continues with an upper-floor laundry room equipped with full-size machines and hanging space. The fully finished walk-out basement expands your living options even further. It features a large recreation room with plenty of space for movie nights, games, or a work-from-home setup, along w...

Bedroom 10.58 Ft x 9.00 Ft  
Recreational, Games room 14.25 Ft x 23.92 Ft  
Other 11.00 Ft x 14.58 Ft  
Other 8.50 Ft x 8.67 Ft  
3pc Bathroom 8.67 Ft x 7.33 Ft  
Dining room 9.42 Ft x 24.67 Ft

Other 10.58 Ft x 6.58 Ft  
2pc Bathroom 5.00 Ft x 5.00 Ft  
Bedroom 12.67 Ft x 11.75 Ft  
Bedroom 12.83 Ft x 9.00 Ft  
Laundry room 8.92 Ft x 7.33 Ft  
Primary Bedroom 16.00 Ft x 23.08 Ft

Listing Presented By:



Originally Listed by:  
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Kitchen 16.75 Ft x 11.58 Ft

4pc Bathroom 8.67 Ft x 5.00 Ft

Living room 16.75 Ft x 14.67 Ft

4pc Bathroom 9.92 Ft x 13.08 Ft