

70 Canals Close Airdrie Alberta

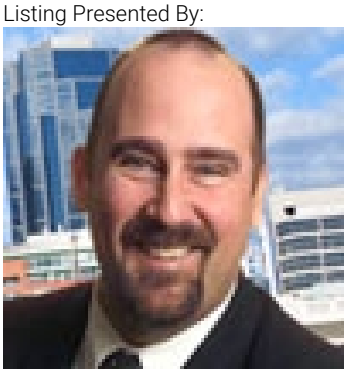
$699,900

Hello, Gorgeous! Welcome to 70 Canals Close SW, a custom built two storey steps from the canal and its walking paths in Canals, Airdrie, with approximately 2,813 sq ft of developed living space (2,054 sq ft above grade, RMS, plus a 759 sq ft finished lower level). The main floor is open and bright, with a living room centred on a gas fireplace, a kitchen with quartz counters, a full island, stainless appliances and a walk through pantry, a dining area opening onto the new deck, a mudroom with built ins and a powder room. Upstairs, a vaulted bonus room sits with three bedrooms, including a primary with a canal view, a large walk in closet and an ensuite with quartz, a soaker tub and a separate shower, plus a full bathroom and a laundry room with a folding counter. The sunshine basement was finished in 2020 with permits and adds a fourth bedroom, a full bathroom and a large flex area. Central air conditioning, a heated and fully finished double garage with slat wall storage, permanent exterior lighting and Sonos audio. Out back: a golf green and chipping range, a new deck and a concrete patio, all with 100% maintenance free landscaping. A school is just down the street. (id:6769)

Furnace 25.75 Ft x 7.17 Ft
4pc Bathroom 9.00 Ft x 4.92 Ft
Bedroom 12.42 Ft x 18.67 Ft
Recreational, Games room 12.83 Ft x 18.42 Ft
Living room 14.00 Ft x 15.17 Ft
Kitchen 17.67 Ft x 10.00 Ft
Dining room 13.00 Ft x 9.25 Ft
Pantry 7.75 Ft x 7.83 Ft
Other 13.50 Ft x 7.83 Ft

2pc Bathroom 5.00 Ft x 4.92 Ft
Primary Bedroom 15.08 Ft x 15.33 Ft
Bedroom 13.00 Ft x 9.00 Ft
Bonus Room 17.92 Ft x 11.17 Ft
Other 7.75 Ft x 6.42 Ft
4pc Bathroom 11.58 Ft x 12.75 Ft
Bedroom 13.00 Ft x 8.92 Ft
4pc Bathroom 8.58 Ft x 4.92 Ft
Laundry room 8.67 Ft x 6.42 Ft

Listing Presented By:



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