

505, 620 Luxstone Landing SW  
Airdrie, Alberta

MLS # A2193753

**\$429,900**



- 4 Beds + 3.5 Baths
- OVER 1750sqft Developed Space!
- Backs onto Greenspace
- Attached Garage
- Quiet Neighbourhood



<b>Division:</b>	Luxstone		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,254 sq.ft.	<b>Age:</b>	2007 (18 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Insulated, Single Garage Attached		
<b>Lot Size:</b>	0.03 Acre		
<b>Lot Feat:</b>	Landscaped, Lawn, No Neighbours Behind, Rectangular Lot, Street Lighting		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood, Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 327
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R2-T
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Built-in Features, Closet Organizers, High Ceilings, Kitchen Island, No Smoking Home, Storage, Vinyl Windows, Walk-In Closet(s)		

**Inclusions:** N/A

**\*\* Be sure to watch the full cinematic home tour of this stunning home\*\*** Welcome to #505, 620 Luxstone Landing—This stunning townhome boasting a functional layout with an attached garage. Everything is designed to enhance your everyday living and offers over 1,750 sq ft of developed living space, including 4 bedrooms and 3.5 bathrooms. The open concept main floor boasts 9' ceilings, elegant tile floors, and an updated kitchen with stylish backsplash, stainless steel appliances, a large island that opens to your dining area with patio doors that lead to the east-facing deck featuring a gas hookup. Enjoy the tranquil setting as there are no rear neighbours with views of Nose Creek Park. Enjoy the cozy living room with hardwood floors and stunning gas fireplace with TV niche. The upper level has 3 well-appointed bedrooms, including a primary suite with a walk-in closet and private 4-piece ensuite, plus a main 4-piece bathroom. The fully finished basement provides a 4th bedroom, a flex room, and a 3-piece bathroom. With a single attached drywalled and insulated garage, an additional driveway parking spot, low condo fees, with visitor parking and kids' park, close to schools, shopping, restaurants, and more, this home is a perfect blend of style and convenience. Don't miss your chance to see it—book your showing today!