

**15 Lawrence Green SE**  
**Airdrie, Alberta**

**MLS # A2321147**



**\$807,900**

<b>Division:</b>	Lanark		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,557 sq.ft.	<b>Age:</b>	2022 (4 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Backs on to Park/Green Space, Corner Lot, Landscaped, No Back Lane		

<b>Heating:</b>	Fireplace(s), Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R1-U
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Bathroom Rough-in, Kitchen Island, No Smoking Home, Open Floorplan, See Remarks, Separate Entrance, Vaulted Ceiling(s), Walk-In Closet(s)		
<b>Inclusions:</b>	N/A		

Rare opportunity to own a 5-bedroom home backing directly onto a playground on a corner lot in Lanark. Built in 2022, this bright and spacious home offers 2,557 sq. ft. above grade, featuring a stunning white kitchen with quartz countertops, gas cooktop, built-in oven, large island, and walk-in pantry. The open-concept main floor includes a flexible bedroom or office beside a full 3-piece bath, perfect for guests or multi-generational living. Upstairs you’ll find a large bonus room, convenient laundry, and 4 bedrooms including a spacious primary retreat with a walk-in closet and luxurious ensuite. Enjoy west-facing backyard views from the deck while watching the kids play, plus the added benefit of a side entrance and undeveloped basement ready for future development. Close to parks, schools, everyday amenities, and a nearby pump track park for endless outdoor fun.