

788 Luxstone Landing SW
Airdrie, Alberta

MLS # A2324311



\$589,900

Division:	Luxstone		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,927 sq.ft.	Age:	2005 (21 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-

Features: Breakfast Bar, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, See Remarks, Skylight(s), Tankless Hot Water, Vinyl Windows

Inclusions: shelves in garage

Welcome to this beautifully designed family home with the canal and adjacent green space - providing extra separation. The open-concept main floor is perfect for everyday living and entertaining, with the kitchen, dining area, and living room all overlooking the backyard and green space. Step outside to the impressive two-tier deck, ideal for summer BBQs, family gatherings, and relaxing evenings. The kitchen is the heart of the home, featuring a large island with breakfast bar seating, a corner pantry, and an ideal layout that keeps you connected with family and guests while preparing meals. The inviting living room is centered around a cozy gas fireplace framed by large windows that fill the space with natural light. The spacious dining area offers direct access to the deck through patio doors. Completing the main floor is a conveniently tucked-away powder room, a laundry/mudroom with garage access, and an attached double garage. Upstairs, the impressive primary retreat features double-door entry and is spacious enough to accommodate a king-size bed, a lounging bench, and a cozy reading space. A walk-in closet and private full ensuite complete this luxurious space. Two additional generously sized bedrooms overlook the backyard and share a full bathroom. The upper level is thoughtfully designed with no wasted space, while the open staircase, overlooking the foyer, is enhanced by a beautiful skylight that fills the home with natural light. The fully finished basement offers even more living space with a large family room featuring window, a spacious fourth bedroom, and a full bathroom—perfect for guests, teenagers, or extended family. This move-in-ready home offers the perfect combination of space, privacy, and location. Don't miss your opportunity to make it yours before someone else does!

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