REALTY ACES
Local . Realty . Aces
GRASSROOTS REALTY GROUP

587-899-3773
justin@realtyaces.ca

2308, 10 Market Boulevard SE Airdrie, Alberta

MLS # A2343058

$399,700

Division:	Kings Heights		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	993 sq.ft.	**Age:**	2018 (8 yrs old)
Beds:	2	**Baths:**	2
Garage:	Parkade, Secured, Stall, Titled, Underground		
Lot Size:	0.02 Acre		
Lot Feat:	-		

Heating:	In Floor	**Water:**	-
Floors:	Carpet, Tile, Vinyl Plank	**Sewer:**	-
Roof:	Membrane, Metal	**Condo Fee:**	$ 628
Basement:	-	**LLD:**	-
Exterior:	Brick, Stucco, Wood Frame	**Zoning:**	M2
Foundation:	-	**Utilities:**	-

Features: Breakfast Bar, Ceiling Fan(s), Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage, Vinyl Windows, Walk-In Closet(s)

Inclusions: N/A

Welcome to The Chateaux, Airdrie’s premier 55+ condo community in the heart of Kings Heights. This bright and beautifully maintained 2-bedroom + den home offers a thoughtful layout designed for comfort, convenience and easy living. Both bedrooms feature their own 4-piece ensuite, providing excellent privacy for owners and guests, while the versatile office/den is ideal for working from home, hobbies or a quiet reading space. The open-concept kitchen and living area is filled with natural light from large windows and features rich cabinetry, stainless steel appliances, a stylish tile backsplash and an oversized island with plenty of room for meal prep, casual dining and entertaining. Durable LVP flooring flows throughout the main living area with IN-FLOOR heat, while A/C keeps the home comfortable during the warmer months. Step outside to the covered balcony with your own gas line for a private spot to enjoy fresh air and sunshine. Adding exceptional value and convenience are 2 TITLED PARKING STALLS: 1 secure underground heated stall (close to the elevator) and one exterior. The Chateaux is known for its welcoming atmosphere and impressive resident amenities. Enjoy the beautifully landscaped courtyard with outdoor seating, pergola and gas fireplace, or reserve the amenity room for private gatherings. Residents regularly come together for social events and happy hours, making it easy to connect with neighbours. The location is equally convenient. Set in sought-after Kings Heights, you’re within walking distance of Save-On-Foods, Shoppers Drug Mart, banks, salons, restaurants and more, putting groceries, shopping, dining and everyday healthcare needs close at hand. A fantastic opportunity to enjoy a comfortable, low-maintenance lifestyle in one of Airdrie’s most desirable 55+ communities.

Copyright (c) 2026 Justin Wiechnik. Listing data courtesy of Grassroots Realty Group. Information is believed to be reliable but not guaranteed.