

# **\$373,500 - 504, 2001 Luxstone Boulevard Sw, Airdrie**

MLS® #A2231215

## **\$373,500**

3 Bedroom, 4.00 Bathroom, 1,210 sqft

Residential on 0.00 Acres

Luxstone, Airdrie, Alberta

PRICE REDUCED for this end-unit townhouse that offers a spacious and modern living experience with an open floor plan, perfect for families or those who enjoy entertaining. On the main floor the kitchen is fully equipped with stainless steel appliances, making meal prep a breeze. and open to the dining and living areas. A built-in desk and shelving off the kitchen provides a functional workspace, ideal for working from home, homework or managing daily tasks. The home features three well-sized bedrooms, including a master suite with a convenient 3-piece ensuite bathroom for added privacy and comfort. On the main floor, you'll find a convenient 1/2 bath for guests, while the upper level is home to a full 4-piece bathroom. Hardwood on main/stairs and upper level. The basement is fully developed, offering extra living space. Currently a bedroom in the family room area plus a flex room great for office, gym or a lot of storage, ANOTHER bathroom (4TH) plus laundry room. Storage on each end of the unit. With two parking stalls right out the front door you'll have plenty of room for vehicles plus visitor parking along side the unit. The townhouse is ideally located near schools, shopping centers, and a community playground area, making it a fantastic choice for families or anyone seeking a well-rounded lifestyle in a desirable neighborhood.

Built in 2002



## Essential Information

MLS® #	A2231215
Price	\$373,500
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,210
Acres	0.00
Year Built	2002
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	504, 2001 Luxstone Boulevard Sw
Subdivision	Luxstone
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2Y6

## Amenities

Amenities	Playground, Visitor Parking
Parking Spaces	2
Parking	Assigned, See Remarks, Stall

## Interior

Interior Features	Built-in Features, Ceiling Fan(s), Open Floorplan, Storage, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Balcony
Lot Description	Few Trees, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete



**Additional Information**

Date Listed	June 13th, 2025
Days on Market	20
Zoning	R2-T

**Listing Details**

Listing Office	CIR Realty
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