

\$498,000 - 56 Luxstone Crescent Sw, Airdrie

MLS® #A2237930

\$498,000

4 Bedroom, 2.00 Bathroom, 887 sqft

Residential on 0.09 Acres

Luxstone, Airdrie, Alberta

Back on the Market!!! Backs Onto Green Space | Steps from New High School | Long-Term Value.

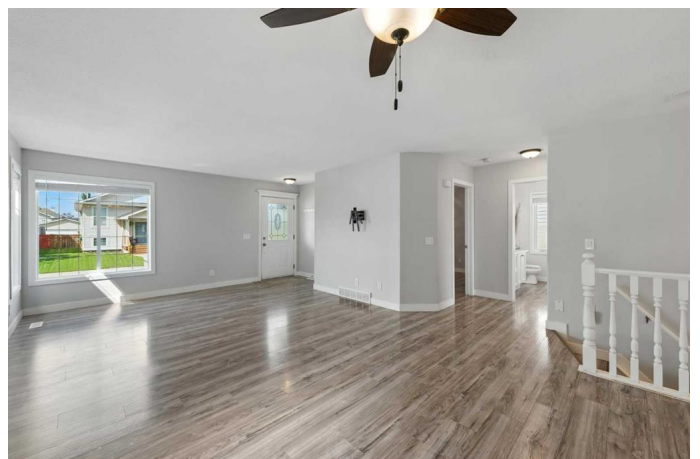
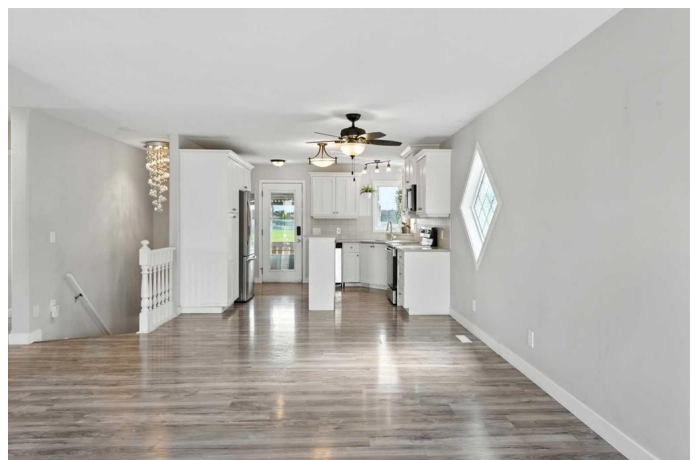
This is the one youâ€™ve been waiting for in Luxstone!

Located on a quiet, family-friendly street and backing onto green space, this well-cared-for 4-bedroom, 2-bath bi-level is packed with potentialâ€”perfect for families, smart investors, or anyone looking for a solid long-term move.

Inside, youâ€™re welcomed by a bright, open-concept layout where the living room flows into a spacious dining area and sunlit kitchen. The south-facing backyard features a double-tiered deckâ€”ideal for summer BBQsâ€”and a concrete pad ready for a future double garage.

Two large bedrooms and a full bath complete the main level. Downstairs is fully finished with two more bedrooms, another full bathroom, laundry, and a generous rec space.

But hereâ€™s the game-changer: a brand-new high school is under construction just a short walk awayâ€”making this a prime location for families and an incredible opportunity for long-term value growth. Plus, with quick access to major roadways, commuting and getting around the city is a



breeze.

Lots of street parking out front, a peaceful community vibe, and nothing behind you but green space—this home is a true gem.

Built in 2002

Essential Information

MLS® #	A2237930
Price	\$498,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	887
Acres	0.09
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	56 Luxstone Crescent Sw
Subdivision	Luxstone
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B2W7

Amenities

Parking Spaces	2
Parking	Off Street, On Street, Parking Pad

Interior

Interior Features	No Smoking Home
Appliances	Dishwasher, Electric Stove, Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, See Remarks

Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, No Neighbours Behind, Rectangular Lot, See Remarks, Backs on to Park/Green Space
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 17th, 2025
Days on Market	36
Zoning	R1-L

Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.