



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

**27 Henderson Road
Langdon, Alberta**

MLS # A2220653



\$684,000

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,645 sq.ft.	Age:	1999 (26 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Driveway, RV Access/Parking		
Lot Size:	0.25 Acre		
Lot Feat:	Garden, Landscaped, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-URB
Foundation:	Poured Concrete	Utilities:	-
Features:	Open Floorplan, Pantry, Sump Pump(s), Vinyl Windows, Walk-In Closet(s)		

Inclusions: Freezer and massage chair negotiable

Your Langdon Lifestyle Awaits – Spacious, Stylish & Ready for You Discover a home that truly has it all—space to grow, updates that matter, and a community you’ll love coming home to. This 2-storey charmer offers over 2,200 sq. ft. of living space, designed with families and entertainers in mind. From the moment you step inside, the vaulted ceilings and sun-filled rooms create an uplifting, open feel. The kitchen is the heart of the home, thoughtfully designed with abundant counter space and storage—perfect for busy mornings, family dinners, and weekend hosting. Upstairs, you’ll find three generously sized bedrooms, while the finished basement adds a fourth bedroom and extra hangout space for movie nights, sleepovers, or guests. ?? Peace-of-mind upgrades include central A/C, solar panels, a newer roof and hot water tank, brand-new carpet, modernized bathrooms, and PEX plumbing. All the big-ticket updates are already done—just move in and enjoy! Step out back to your private yard retreat: raised garden beds, a whimsical playhouse shed, and easy access for RV parking or extra toys. It’s the perfect setting for summer BBQs, gardening afternoons, or quiet evenings under the stars. This isn’t just a house—it’s a place where memories are made, where comfort meets convenience, and where Langdon’s small-town charm feels like home. Don’t wait—this one won’t stay hidden for long. Come see why it’s the perfect fit for your next chapter.