



GRASSROOTS
REALTY GROUP

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

**14 Windford Crescent SW
Airdrie, Alberta**

MLS # A2221870



\$500,000

Division:	South Windsong		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,259 sq.ft.	Age:	2015 (10 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.03 Acre		
Lot Feat:	Back Lane, Private, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R2-T
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Built-in Features, Closet Organizers, Open Floorplan, Storage		

Inclusions: N/A

WELCOME to Airdrie! This 2-storey THREE bed Townhome has just been refreshed and is ready to welcome a new family. NO CONDO FEES! State of the art SECURITY system! OPEN CONCEPT main level is bathed in natural light from the LARGE south facing Living Room window. Move on to the Dining space with room for a FAMILY table and then on into the CRISP, MODERN Kitchen featuring CONTEMPORARY cabinets, granite counters. Ceramic tile splash and stainless appliances. PERFECT for entertaining. A main floor half BATH, DOUBLE ATTACHED Garage freshly painted with epoxy floor completes this level. Upper stairs you'll find a ROOF TOP deck over the garage! 3 BEDROOMS include the PRIMARY big enough for a KING bed with attached 3 piece ensuite. 2 additional bedrooms and a 4 piece FAMILY bathroom complete the upper level. The permitted finished Basement offers a great kid zone/man cave / guest room FLEXIBILITY and boasts lots of extra storage. This FAMILY SIZED townhome sits in an awesome SW FAMILY neighborhood with easy access into Calgary. Book a viewing before it's gone and start living the dream!