



GRASSROOTS
REALTY GROUP

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2166 Hillcrest Green SW
Airdrie, Alberta

MLS # A2237661



\$699,900

Division:	Hillcrest		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,525 sq.ft.	Age:	2014 (11 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped, Level, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Linoleum, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Double Vanity, Kitchen Island, Open Floorplan, Pantry, Vaulted Ceiling(s), Walk-In Closet(s)		

Inclusions: N/A

Welcome to this beautifully customized bungalow, ideally located on a quiet street just steps from parks and greenspace. Thoughtfully built by the original owners, this home offers over 1,500 sq ft on the main level, with bright, open living spaces and carefully chosen upgrades throughout. From the moment you step inside, you're welcomed by the warmth of gleaming hardwood floors and a smart, functional layout. At the heart of the home is a stunning kitchen with full-height cabinetry, quartz countertops, a gas range, and a large island perfect for gathering. The adjacent dining area makes entertaining a breeze and flows seamlessly into the sunlit living room, complete with a cozy fireplace and access to the south-facing deck, ideal for soaking up summer days. The spacious primary suite includes a walk-in closet and a luxurious ensuite with dual vanities, a soaker tub, and a separate shower. A second bedroom offers flexibility for guests, a home office, or additional living space. A stylish powder room and generous laundry/mudroom with garage access complete the main floor. Downstairs, the fully developed lower level offers a large family room for movie nights, two additional bedrooms, and a full 4-piece bathroom. Outdoors, the beautifully landscaped yard provides year-round enjoyment and privacy. This is a truly special home in a prime location, turnkey and ready for its new owners!