

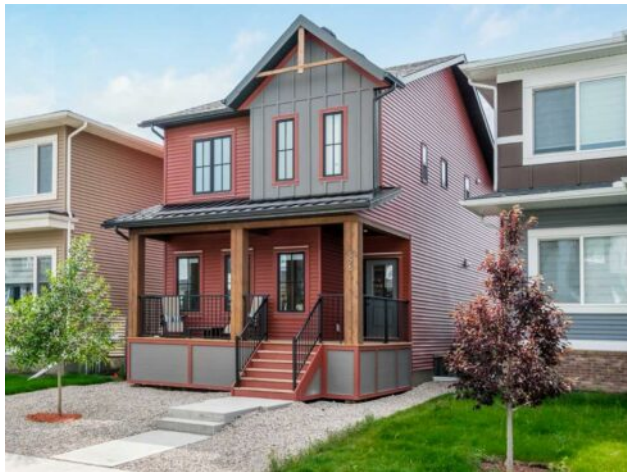


GRASSROOTS
REALTY GROUP

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

575 Lawthorn Way SE
Airdrie, Alberta

MLS # A2243060



\$645,000

Division:	Lanark		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,661 sq.ft.	Age:	2023 (2 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Detached, Off Street		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped, Level, Low Maintenance Landscape, Str		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Wood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Pantry		

Inclusions: N/A

*** OPEN HOUSE SATURDAY 12-2PM AND SUNDAY 4-6PM *** Skip the Builder Markup — Say Hello to the Ruby Slipper! If you've been dreaming of a brand-new home without the brand-new price tag, this gem in Lanark was made for you. Every inch of this thoughtfully finished McKee Home is packed with upgrades, style, and smart function. Outside, enjoy low-maintenance landscaping, a freshly built deck perfect for evening BBQs (With attached gas line), a separate side entrance to the basement, and a finished garage with 9’ door and room to spare. Inside, the vibe is warm and modern with wide vinyl plank floors, upgraded appliances, quartz countertops, and rich woodgrain cabinetry. The main floor offers a tucked-away office for working (or hiding!) at home, and upstairs features a smart layout with a bonus room dividing the kids’ wing from the sun-drenched primary suite. You'll love the walk-in closet, spacious ensuite, and upstairs laundry — because life’s better without hauling baskets up and down stairs. Need more space? The fully developed basement has you covered: a rec room, a sleek full bathroom, another bedroom, and a bonus office or hobby room. And with triple-glazed windows and Alberta New Home Warranty still in place, you’re buying peace of mind and great design. A 1 minute walk to the playground, 3 minute walk to the community garden & pump track, AND a future school site you are set for years to come. Also has quick access onto 40th if you are commuting to Calgary. Come see why this Ruby Slipper stands out — just click your heels and book a showing!