



GRASSROOTS
REALTY GROUP

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**137 South Point Greenway SW
Airdrie, Alberta**

MLS # A2243301



\$499,900

Division:	South Point		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,657 sq.ft.	Age:	2022 (3 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Alley Access, Double Garage Detached		
Lot Size:	0.05 Acre		
Lot Feat:	Back Lane, Greenbelt		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R2-T
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Quartz Counters, Vinyl Windows, Walk-In Closet(s)		
Inclusions:	n/a		

Incredible value in this 3 bedroom Plus den home. This very well-maintained home also comes complete with AC, upgraded window coverings, upgraded lighting and beautiful custom built-in cabinets in both the office and 3rd bedroom as well as a large double detached garage. You will love the newly built back deck and the amazing green space right out your front door. Walking distance to so many great places and spaces including schools, shopping, dog park, and amazing walking and riding paths throughout the area. This home is well priced and comes complete with plenty of extras and is in move in ready condition and the best part NO CONDO fees! Don't wait to book your private tour now.