



GRASSROOTS
REALTY GROUP

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506, 280 Williamstown Close NW
Airdrie, Alberta

MLS # A2251355



\$455,000

Division:	Williamstown		
Type:	Residential/Five Plus		
Style:	3 (or more) Storey		
Size:	1,524 sq.ft.	Age:	2014 (11 yrs old)
Beds:	3	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.04 Acre		
Lot Feat:	Back Lane		

Heating:	Central	Water:	-
Floors:	Carpet	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 411
Basement:	None	LLD:	-
Exterior:	Wood Frame	Zoning:	R2-T
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar		

Inclusions: Window Blinds

Hello, Gorgeous! This stunning 1524 sqft, 3-storey end unit townhouse has everything you are looking for in a home. Walking into the first level from the front door you have a flex room that is ideal for an office, extra entertainment area, gym or possibly a guest room! As well on this level you have a full 3-piece bathroom with stand up glass shower, storage space and access to your double attached garage. Heading up to the second level you are wowed by the stunning kitchen featuring a large quartz island with seating for up to 4 people, plenty of cabinetry and storage space, and beautiful stainless steel appliances. The large south facing living room is bright and modern, with a ton of natural light! Stay cool in the Summer months with central air conditioning, or cozy-up to the electric fireplace. Sliding glass doors open-up to your private South-facing deck with outdoor gas BBQ hook up. On the other side of the kitchen you have a spacious eating area, large windows letting in more natural light and "slatted blinds for those sunny days, as well as a powder room to complete this level. On the 3rd floor you will find the incredible primary suite with ensuite, 2 additional spacious bedrooms, main bath, and laundry closet. The large master suite is the perfect place to unwind and relax, connecting to your gorgeous ensuite which features stylish quartz countertops, double sinks, large stand up glass shower and conveniently placed walk-in closet. This 3 bedroom, 3.5 bath home is the perfect first home, investment property, or an amazing opportunity to downsize. Williamstown is close to schools, parks, playgrounds, and just steps away from walking paths and a quick exit out of town. This move-in ready home is just what you've been looking for!