



**113 South Point Court SW
Airdrie, Alberta**

MLS # A2256358



\$474,900

Division: South Point

Type: Residential/Other

Style: 3 (or more) Storey

Size: 2,050 sq.ft. **Age:** 2019 (7 yrs old)

Beds: 3 **Baths:** 3 full / 1 half

Garage: Double Garage Attached

Lot Size: -

Lot Feat: Back Lane

Heating: Forced Air, Natural Gas

Water: -

Floors: Carpet, Vinyl Plank

Sewer: -

Roof: Asphalt Shingle

Condo Fee: \$ 321

Basement: None

LLD: -

Exterior: Vinyl Siding, Wood Frame, Wood Siding

Zoning: R3

Foundation: Poured Concrete

Utilities: -

Features: Breakfast Bar

Inclusions: Washer/dryer, window coverings, alarm system components

EXCEPTIONAL END UNIT in Airdrie's sought after community of South Point. This stunning 3-level townhouse offers over 2000 sq. ft. of contemporary living with a floorplan designed for both comfort and functionality. The main level features a spacious flex room, perfect for a home office, gym or rec room. Upstairs, the heart of the home is a chef inspired kitchen, showcasing a large island, quartz countertops, and plenty of cabinetry to meet all your storage needs. The open- concept layout flows seamlessly into the dining room and living areas, ideal for entertaining. The primary bedroom is a private retreat with dual sinks in the spa-like ensuite. Laundry is conveniently located on the upper level, making daily living effortless. Situated in an amenity-rich neighbourhood, this home is close to schools and everyday essentials-providing the perfect balance of lifestyle and location.