



GRASSROOTS
REALTY GROUP

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228 Windbury Lane
Airdrie, Alberta

MLS # A2257025



\$469,000

Division:	Southwinds		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,508 sq.ft.	Age:	2023 (2 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	220 Volt Wiring, Double Garage Attached, Garage Faces Rear		
Lot Size:	0.05 Acre		
Lot Feat:	Back Lane, Corner Lot		

Heating:	Central, Forced Air, Natural Gas	Water:	-
Floors:	Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Concrete, Shingle Siding, Stone, Wood Frame	Zoning:	R2-T
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island		

Inclusions:	N/A
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****NO CONDO FEE | END UNIT**** Welcome to 228 Windbury Lane SW in the vibrant community of South Windsong Airdrie. This upgraded 3-bedroom, 2.5-bath end-unit townhome offers 1,508.3 sqft of beautifully finished living space on a 2,233 sqft corner lot—directly across from a park and walking paths, and close to some of Airdrie’s best schools. Step into a bright, open-concept main floor featuring luxury vinyl flooring, LED pot lights, and knock-down ceilings. The modern kitchen is a showstopper with premier quartz countertops, stainless steel appliances, an upgraded electric stove, chic cabinetry, and a large island with seating—perfect for family meals or entertaining. Upstairs, three spacious bedrooms include a primary suite with a stylish tiled ensuite shower. Both bathrooms boast upgraded tile work, while the upper bonus room provides a cozy retreat or play space. The home also features a direct TV conduit in the living room for seamless mounting and cable-free walls. A double attached garage with 220V electric rough-in adds convenience and future EV potential. With no pets, no smoking, and meticulously maintained interiors, this home is move-in ready. Note: - The frontage and the lot area is an approximate and will be confirmed once the RPR is recieved.