



GRASSROOTS
REALTY GROUP

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

212 Luxstone Place SW
Airdrie, Alberta

MLS # A2264979



\$535,900

Division:	Luxstone		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,423 sq.ft.	Age:	2005 (20 yrs old)
Beds:	3	Baths:	2 full / 2 half
Garage:	Double Garage Detached		
Lot Size:	0.09 Acre		
Lot Feat:	Cul-De-Sac, Level, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Smoking Home, Walk-In Closet(s)		

Inclusions: None

Welcome to 212 Luxstone Place, a beautifully maintained and fully detached family home located on a quiet, well-established street. Step inside to a bright, open main floor where natural light floods the space, creating a warm and inviting atmosphere. The kitchen is both stylish and functional, featuring rich maple cabinetry, a center island, stainless steel appliances, and a pantry—all flowing seamlessly into the spacious dining area. The cozy living room is perfect for relaxing by the gas fireplace, and a convenient two-piece bathroom completes the main level. Upstairs, you'll find a generously sized primary suite with a walk-in closet and private 3-piece ensuite. Two additional well-proportioned bedrooms and a full 4-piece bathroom make this a perfect layout for families. The fully finished basement provides even more flexible living space—ideal for a rec room, playroom, home office, or guest area—and includes an additional two-piece bathroom for added convenience. Outside, the fully fenced backyard offers room to play, garden, or entertain, and features a detached double garage with paved lane access—a major bonus! With thoughtful updates, abundant natural light, and truly turnkey condition, this home offers exceptional value in a fantastic family-friendly neighborhood. Whether you're a first-time buyer, a growing family, or simply looking for more space and privacy, this detached home checks all the boxes.