



**GRASSROOTS**  
REALTY GROUP

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**108, 2400 Ravenswood View SE  
Airdrie, Alberta**

**MLS # A2267083**



**\$365,000**

<b>Division:</b>	Ravenswood		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,248 sq.ft.	<b>Age:</b>	2015 (11 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Stall		
<b>Lot Size:</b>	0.04 Acre		
<b>Lot Feat:</b>	Back Yard, Rectangular Lot		

<b>Heating:</b>	Central	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 299
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Wood Frame	<b>Zoning:</b>	R3
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Open Floorplan		

**Inclusions:** NA

Welcome to this well-maintained corner townhouse offering 2 spacious bedrooms, each with its own private ensuite bathroom &mdash; perfect for homeowners or investors seeking comfort and convenience. The main floor features an open-concept design with a functional flow between the kitchen, dining, and living areas, creating an ideal space for entertaining or relaxing. Large windows bring in plenty of natural light, enhancing the bright and airy feel throughout. This property includes two parking stalls and a full undeveloped basement, providing endless opportunities to customize &mdash; add a family room, gym, or additional bedroom to suit your needs. Located in a quiet, well-managed complex, this home offers exceptional value with easy access to nearby schools, parks and shopping. Don&rsquo;t miss your chance to own this move-in-ready unit with great potential for future growth!