



**495 Lawthorn Way SE
Airdrie, Alberta**

MLS # A2269111

\$598,810



Division:	Lanark		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,880 sq.ft.	Age:	2025 (1 yrs old)
Beds:	4	Baths:	3
Garage:	Parking Pad		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	-
Features: Closet(s)	Double Vanity, French Door, Kitchen Island, Open Floorplan, Pantry, Separate Entrance, Smart Home, Tankless Hot Water, Walk-In		
Inclusions:	N/A		

Welcome to the Jade! Built by a trusted builder with over 70 years of experience, this home showcases on-trend, designer-curated interior selections tailored for a home that feels personalized to you. This energy-efficient home is Built Green certified and includes triple-pane windows, a high-efficiency furnace, and a solar chase for a solar-ready setup. With blower door testing that may be eligible for up to 25% mortgage insurance savings, plus an electric car charger rough-in, it's designed for sustainable, future-forward living. Featuring a full range of smart home technology, this home includes a programmable thermostat, ring camera doorbell, smart front door lock, smart and motion-activated switches—all seamlessly controlled via an Amazon Alexa touchscreen hub. This stunning home features a side entrance to a 9' high basement, perfect for future development. The kitchen boasts stainless steel appliances, a chimney hoodfan, and a walk-in pantry with a French door. Enjoy a main floor bedroom and full bath with a walk-in shower. The great room offers an electric fireplace with tile and mantle. Upstairs, a vaulted bonus room and a luxurious primary ensuite with dual sinks and walk-in shower with tiled walls await. Tile flooring throughout all bathrooms and laundry, wall detail in the primary bedroom, and extra windows complete this beautifully designed home. Photos are representative.