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## 1121 Iron Ridge Avenue Crossfield, Alberta

MLS # A2269824



\$589,102

Division:	NONE					
Type:	Residential/Hou	ıse				
Style:	2 Storey					
Size:	1,621 sq.ft.	Age:	2025 (0 yrs old)			
Beds:	3	Baths:	2 full / 1 half			
Garage:	Double Garage Attached					
Lot Size:	0.11 Acre					
Lot Feat:	Back Yard					

Floors:CarpetSewer:-Roof:Asphalt ShingleCondo Fee:-Basement:FullLLD:-Exterior:Vinyl SidingZoning:R1-BFoundation:Poured ConcreteUtilities:-	Heating:	Forced Air	Water:	-
Basement: Full LLD: - Exterior: Vinyl Siding Zoning: R1-B	Floors:	Carpet	Sewer:	-
Exterior: Vinyl Siding Zoning: R1-B	Roof:	Asphalt Shingle	Condo Fee:	-
, , ,	Basement:	Full	LLD:	-
Foundation: Poured Concrete Utilities: -	Exterior:	Vinyl Siding	Zoning:	R1-B
	Foundation:	Poured Concrete	Utilities:	-

Features: Breakfast Bar

Inclusions: N/A

Welcome to 1121 Iron Ridge Way NW, located in the master-planned community of Iron Landing and built by Creation Communities. Featuring the Prairie Rose model, this one-of-a-kind 1,621 sq. ft. home offers 3 bedrooms plus a bonus room, 2.5 bathrooms, and a side entrance to the basement, providing an excellent opportunity for future development. Iron Landing is a thoughtfully designed community that blends comfort, affordability, and lifestyle. Enjoy the convenience of schools (Grades 1–12) within walking distance, interconnected pathways, green spaces, and nearby recreation amenities including a baseball diamond, running track, soccer field, skate park, and ice rink—all just steps away. Situated in the charming town of Crossfield, this location offers small-town living while keeping you connected—only 40 minutes to downtown Calgary, 29 minutes to YYC International Airport, and 12 minutes to CrossIron Mills Mall. Don't miss this opportunity to own an exceptional home at an incredible price, designed perfectly for families and future growth