



GRASSROOTS
REALTY GROUP

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**3202, 4 Kingsland Close SE
Airdrie, Alberta**

MLS # A2275869



\$299,000

Division:	Kings Heights		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	947 sq.ft.	Age:	2012 (14 yrs old)
Beds:	2	Baths:	2
Garage:	Off Street, Stall		
Lot Size:	-		
Lot Feat:	Landscaped		

Heating:	Baseboard, Hot Water	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 527
Basement:	-	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	R4
Foundation:	-	Utilities:	-
Features:	Granite Counters, Kitchen Island		

Inclusions: None

Welcome to this beautifully updated 2-bedroom, 2-bathroom condo with 2 parking stalls and a private balcony with a BBQ gas line—perfect for relaxing or entertaining. The modern kitchen features granite countertops and plenty of storage, ideal for cooking and hosting. Both bedrooms have ensuite bathrooms, and the second bath also opens to the main living area for guests. Bright and airy living and dining spaces are filled with lots of sunlight, creating a warm and inviting atmosphere. The unit has been freshly painted, and additional storage in the basement adds extra convenience. Located in a well-managed building close to shopping, restaurants, and everyday amenities. Immediate possession available—move in and enjoy!