



GRASSROOTS
REALTY GROUP

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107, 300 Edwards Way NW
Airdrie, Alberta

MLS # A2279933



\$274,000

Division:	Willowbrook		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	895 sq.ft.	Age:	2003 (23 yrs old)
Beds:	2	Baths:	1
Garage:	Covered, Garage Door Opener, On Street, Outside, Owned, Single Garage D		
Lot Size:	0.03 Acre		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Linoleum	Sewer:	-
Roof:	-	Condo Fee:	\$ 568
Basement:	-	LLD:	-
Exterior:	Asphalt, Concrete, Metal Frame, Wood Frame	Zoning:	R4
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home, Separate Entrance		

Inclusions: NA

Welcome to this fully renovated 2-bedroom, 1-bath corner unit condo in a prime Airdrie location! This bright and spacious home features a modern open layout with brand new luxury vinyl flooring , fresh paint throughout, and large windows that fill the space with natural light . The stunning updated kitchen boasts Brand New Stainless Steel Appliances, contemporary cabinetry, and plenty of storage and counter space. The cozy electric fireplace adds warmth and charm to the living area, making it perfect for relaxing or entertaining. Both bedrooms are generously sized , making this an excellent choice for First-Time Buyers, Downsizers or Investors. Ideally located just minutes from the Airdrie Library , Downtown , Shopping Centers, Parks and Scenic Walking Paths, this home offers the perfect blend of convenience and lifestyle. Close to the everyday amenities - truly a walkable community! Don't miss this move-in-ready gem. Book your showing today!!!