



**504 Creekrun Lane SW  
Airdrie, Alberta**

**MLS # A2287137**



**\$809,900**

<b>Division:</b>	Cobblestone Creek		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,408 sq.ft.	<b>Age:</b>	2022 (4 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Triple Garage Attached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Cul-De-Sac, Low Maintenance Landscape, Underground Sprinklers		

<b>Heating:</b>	Fireplace(s), Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate, Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-

**Features:** Bathroom Rough-in, Breakfast Bar, Built-in Features, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Walk-In Closet(s)

**Inclusions:** All Window Coverings, Curtain & Curtain Rods, TV Wall Mount(s), All Shelving Attached

Welcome to this stunning two-storey home in the sought-after community of Cobblestone Creek, where modern elegance meets everyday functionality. Step inside to a bright, OPEN-CONCEPT main floor designed for both entertaining and comfortable family living. The chef-inspired kitchen is truly the heart of the home, showcasing WATERFALL QUARTZ COUNTERTOPS on the OVERSIZED island with BREAKFAST BAR seating, an induction range, sleek hood fan, BUILT-IN MICROWAVE, and a convenient WALK-THROUGH PANTRY that connects seamlessly to the mudroom. The mudroom features a BUILT-IN BENCH and provides direct access to the TRIPLE ATTACHED GARAGE—complete with an EV CHARGER, side entrance, and an organized bin storage system. The living room makes a dramatic statement with soaring open-to-below ceilings, an open railing, and a striking electric fireplace with mantle creating a warm and inviting focal point. A dedicated main floor office offers the perfect space for working from home or managing busy family life. Upstairs, you’ll find a bright bonus room highlighted by elegant board and batten detailing. Two spacious children’s bedrooms echo the same custom design feature, adding charm and character. All bathrooms throughout the home are finished with QUARTZ COUNTERTOPS, offering a cohesive, upscale feel. The conveniently located upper-level laundry room adds everyday ease. The primary suite is a peaceful retreat, complete with a luxurious 5-piece ensuite featuring double sinks, a relaxing soaker tub, and a standalone shower. The WALK-IN closet is thoughtfully designed with TWO-TIERED SHELVING and a window for natural light an exceptional and rare upgrade. The UNFINISHED BASEMENT includes a bathroom rough-in, providing endless possibilities for future

development. Step outside to enjoy the beautifully designed outdoor space, featuring a partially covered TWO-TIER COMPOSITE DECK ideal for year round entertaining. The backyard showcases TWO-TIERED LANDSCAPING with ARTIFICIAL TURF, a PAVED PATHWAY, and GREEN SPACE behind, offering added privacy and low-maintenance living. Blending designer finishes, smart upgrades, and modern comfort, this exceptional home is located in one of Airdrie's fastest-growing communities.