



GRASSROOTS
REALTY GROUP

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237 Ravensmoor Link SE
Airdrie, Alberta

MLS # A2287466



\$590,000

Division:	Ravenswood		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,380 sq.ft.	Age:	2015 (11 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Detached, Garage Door Opener, Garage Faces Rear		
Lot Size:	0.01 Acre		
Lot Feat:	Back Lane, Back Yard, Interior Lot, Landscaped, Lawn, Level, Low Maintenance		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R1-L
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Quartz Counters, Recessed Lighting, Storage, Vinyl Windows, Walk-In Closet(s)		
Inclusions:	N/A		

Perfect home for first time owners or a growing family, 2015 vintage 3+ bedroom 2 storey in Airdrie's district of Ravenswood. Lovely curb appeal with covered veranda. Upgraded wood laminate flooring on main floor with tiled front and rear entries. Large and spacious kitchen with 8 foot working island, separate pantry, 9 ft ceilings and tall cabinetry, dining room nook over looks rear yard, spacious great room expanding into flex space before kitchen area, main floor laundry room with storage space. 3 Bedroom upstairs, 4 pce ensuite plus 4 pce for other bedrooms, All bedrooms have walk-in closets. Huge lot (142 ft+ long lot with sunny western exposure). Rear yard b. house and garage is about 65 ft long and 30 ft wide., lots of room for children or adults to play. Huge 16 ft X 18 ft wood deck with pergola, small decorative rock side yards for low maintenance. Completely fenced lot. Basement fully dev'd with 9 foot ceilings, raised floors with laminate flooring, an office/bedroom, large recreation room, large storage room. High efficient furnace, A/C, over sized water heater for future teenagers. Oversized double garage 24 ft wide and 22 ft deep. Large lots are rare without backing onto busy locations.