



**142 Northern Lights Crescent
Langdon, Alberta**

MLS # A2288844



\$676,800

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,096 sq.ft.	Age:	2025 (1 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Triple Garage Attached		
Lot Size:	0.16 Acre		
Lot Feat:	Back Yard, Interior Lot, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-MID
Foundation:	Poured Concrete	Utilities:	-

Features: Bathroom Rough-in, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Vinyl Windows, Walk-In Closet(s)

Inclusions: N/A

Welcome to the York by Broadview Homes in Painted Sky, Langdon, offering 2,096 square feet above grade, a rare triple attached garage, and immediate possession. Homes with this size, layout, and garage capacity are limited in Langdon. The main floor is designed with purpose. The foyer sits beside a dedicated flex room, creating true separation for a home office or private workspace. At the rear of the home, the open kitchen, dining area, and living room are positioned for connection and functionality. The kitchen is anchored by a large central island and features a walk-through pantry that connects directly to the mudroom and garage, a practical detail that supports everyday living. The living room is centered around an electric fireplace finished with floor-to-ceiling tile, creating a strong architectural focal point and a clean, modern statement. Rear windows bring in natural light and enhance the overall sense of space. Upstairs, the centrally located bonus room creates privacy between the primary suite and the additional bedrooms. The primary retreat includes a walk-in closet and an ensuite with double vanities, a soaker tub, and a tiled shower. Two additional bedrooms, a full bathroom, and a dedicated second-floor laundry room complete the upper level with a layout that is efficient and well considered. The triple attached garage offers exceptional capacity for vehicles, storage, or hobby use, a feature rarely available in this segment of the Langdon market. The unfinished basement features 9 foot ceilings, providing a more open feel and strong potential for comfortable future development. Located in Painted Sky, residents enjoy access to parks, pathways, playgrounds, and walking distance to Langdon School and Horseshoe Crossing High School. Just 20 minutes east of Calgary and 15 minutes to Chestermere, this community offers small-town

living with convenient commuter access.