101, 1086 Williamstown Boulevard NW
Airdrie, Alberta

MLS # A2289148

$368,000

Division:	Williamstown		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,207 sq.ft.	**Age:**	2012 (14 yrs old)
Beds:	2	**Baths:**	2 full / 1 half
Garage:	Stall		
Lot Size:	0.04 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air	**Water:**	-
Floors:	Carpet	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	$ 258
Basement:	Full	**LLD:**	-
Exterior:	Vinyl Siding, Wood Frame	**Zoning:**	R2-T
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Ceiling Fan(s), No Animal Home, No Smoking Home, Pantry		

Inclusions:	Shelving in Basement

Welcome to this Bright and Cheery END UNIT Townhouse Featuring 2 PRIMARY BEDROOMS WITH ENSUITES, and 2 Parking Stalls. When you arrive, you will immediately notice that this Beautiful Townhouse is located next to a greenspace beside it. Upon entry you are greeted by the High Ceilings, all the Natural Light from the Extra Windows and will notice the Luxury Vinyl Plank Flooring(2021) that extends throughout the Home. The Living Room is quite spacious and opens to the Dining area and Kitchen. The Kitchen features Granite Countertops, New Stove with Dual Oven (2025), Stainless Steel Appliances with New Microwave Hoodfan (2025), Corner Pantry, Upgraded Plugs, and a sit eating bar. The Breakfast Nook is a great spot to enjoy your meals and entertain. The Upper Level Features 2 Large Primary Bedrooms with Full Ensuites featuring Upgraded Vanities, Showerheads, Medicine Cabinets, and Toilets (2024). New Luxury Vinyl Plank Flooring (2023) was also added to the Upper Level. The Basement has an oversized window perfect for a future Bedroom, has R/I for future Bathroom, and includes Shelving making Storage easy. This Townhouse is 100% Pet and Smoke Free. There are 2 Parking Stalls located behind the Townhouse for easy access. Condo Fees are low at $258.35 per month. 2 Dogs or 2 Cats are permitted with Board Approval. This Amazing Townhouse is ready for you to make it yours. Ensure to what the video tour on Realtor.ca or the MLS Listing.