



**1329 Prairie Springs Park SW  
Airdrie, Alberta**

**MLS # A2291213**



**\$699,900**

<b>Division:</b>	Prairie Springs		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,977 sq.ft.	<b>Age:</b>	2007 (19 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Backs on to Park/Green Space		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Double Vanity, Granite Counters, Jetted Tub, No Smoking Home, Pantry, Vinyl Windows		

**Inclusions:** Hot tub As is

Welcome to this beautiful family home in Prairie Springs Park. Your family will love the large playground and park area directly behind the South facing back yard which is also connected to so many amenities by the paved pathways. Schools, shopping and public transit are just a short walk away. The home features 9' ceilings, main floor office, large windows, stainless steel appliances, and a fully developed walkout basement. The primary bedroom is huge and features a large walk-in closet, a 5-piece ensuite and large jetted tub. The bedrooms are a great size and have large windows for lots of natural light! Book your private viewing now as this one is priced to sell quickly and features a negotiable possession.