



GRASSROOTS
REALTY GROUP

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693 Creekmill Court SW
Airdrie, Alberta

MLS # A2141698



\$829,000

Division:	Cobblestone Creek		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,385 sq.ft.	Age:	2024 (0 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached, Driveway, Front Drive, Garage		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Front Yard, No Neighbours Behind		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	See Remarks, Unfinished	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	R1-U
Foundation:	Poured Concrete	Utilities:	-
Features:	Bathroom Rough-in, French Door, Granite Counters, Kitchen Island, No Smoking Home, Pantry, Separate Entrance, Storage, Vinyl Windows		
Inclusions:	N/A		

DON'T MISS OUT on a CHANCE to OWN this 2-STOREY NEWLY BUILT HOME called " EMERALD " by SHANE HOMES a TRUSTED and AWARD-WINNING Home Builder in Canada ! Everything in this beautiful home has been THOUGHTFULLY DESIGNED to create a PERFECT BLEND of LUXURIOUS FINISHES and a PRACTICAL LAYOUT. The house BACKS onto a " HUGE GREEN SPACE " and offers almost " 2,400 SQ FEET " of FINISHED AREA, with ~ 4 BEDROOMS ~ I BONUS ROOM I CENTRAL LIFESTYLE ROOM on the main that can be personalized to SUIT your LIFESTYLE + 2.5 baths and also FEATURES a SIDE DOOR ENTRANCE to the unfinished basement where you can build a " BASEMENT SUITE " to Generate INCOME to subsidize the mortgage or for Airbnb use or AWAITS your CREATIVITY or DESIGN. As you step inside, you will be greeted by a BRIGHT and SPACIOUS living room that comes with a GAS FIREPLACE that is OPEN to THE NOOK, providing a COZY ATMOSPHERE for family gatherings. The OPEN-CONCEPT Design leads you to a GORGEOUS and UPGRADED KITCHEN EQUIPPED with UPGRADED STAINLESS STEEL APPLIANCES that will make COOKING a BREEZE plus an EXTENSION ROOM that can turn into a " SPICE KITCHEN " is BiG BONUS, Beautiful BRIGHT CABINETRY with a FULL TILE BACKSPLASH, ENDLESS QUARTZ COUNTERTOPS, a SPACIOUS ISLAND, a BUILT-IN MICROWAVE and BUILT-IN STOVE complete this STUNNING KITCHEN. All that is left to do is to MOVE IN and ENJOY this ELEGANT, and MODERN HOME ! The dining space easily ACCOMMODATES LARGE FAMILY GATHERINGS and PROVIDES DOOR ACCESS to the GOOD-SIZED DECK with VIEWS of the HUGE green space, PERFECT FOR RELAXATION, Hosting BBQs, ENTERTAINMENT, and for

kids to play. After a long day at work, UNWIND in the COMFORT of the SPACIOUS BONUS AREA UPSTAIRS. This beautiful Home comes with " FOUR GENEROUSLY SIZED BEDROOMS Upstairs with WALK-IN CLOSETS, and everyone in your family will have their own PERSONAL OASIS. The UPGRADED MASTER ENSUITE bathroom is PERFECT for UNWINDING after a long day + The Upper Level also FEATURES a CONVENIENTLY LOCATED LAUNDRY PAIR. PLENTY OF SPACE FOR THE ENTIRE FAMILY. This is the perfect property YOU HAVE BEEN WAITING FOR, offering the lifestyle you DESERVE. CALL NOW and schedule your PRIVATE SHOWING BEFORE it'S GONE !!!