



1317, 604 East Lake Boulevard NE
Airdrie, Alberta

MLS # A2150287



\$314,900

Division:	East Lake Industrial		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Low-Rise(1-4)		
Size:	982 sq.ft.	Age:	2008 (16 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Tandem, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 563
Basement:	-	LLD:	-
Exterior:	Metal Siding , Stucco	Zoning:	DC-29
Foundation:	-	Utilities:	-
Features:	Ceiling Fan(s), Kitchen Island, Laminate Counters, No Smoking Home		

Inclusions: barstools, kitchen table with chairs, hutch in kitchen and all curtains and rods.

This stunning 2 bedroom, 2 bathroom condo is one of the LARGEST units in the well maintained Edge building at just under 1000sqft and is located in the highly sought-after East Lakes community of Airdrie. This CORNER UNIT has a well planned layout featuring a SPACIOUS living area with beautiful laminate floors, flowing seamlessly into a modest kitchen equipped with a large island, perfect for cooking and entertaining. The kitchen and 4 piece bathrooms boast tile flooring, while the cozy bedrooms are carpeted for added warmth and comfort. The primary bedroom is massive with a generous walk through closet and own private ensuite. Located in a pet-friendly building, this condo offers easy access to parks and dog parks, making it ideal for pet owners. Additionally, it's just a short walk to the Genesis Centre, providing a variety of recreational activities for all ages. This unit comes with the convenience of underground parking, including a TITLED TANDEM parking spot. This condo is not just a home, but a lifestyle. Don't miss the chance to make it yours!