

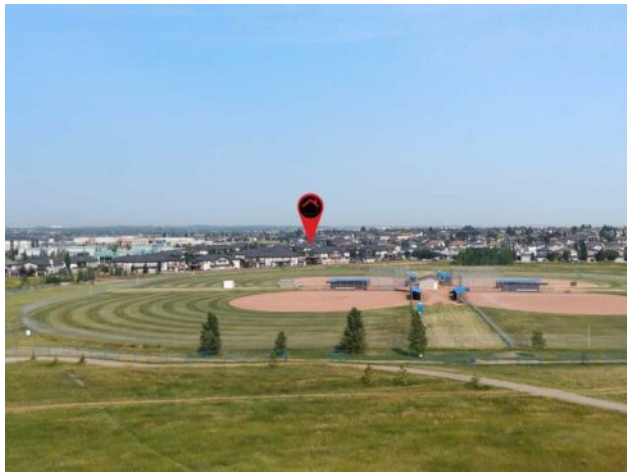


GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

10203, 2781 Chinook Winds Drive SW
Airdrie, Alberta

MLS # A2152333



\$340,000

Division:	Prairie Springs		
Type:	Residential/Five Plus		
Style:	Bungalow		
Size:	911 sq.ft.	Age:	2012 (12 yrs old)
Beds:	2	Baths:	2
Garage:	Stall		
Lot Size:	0.02 Acre		
Lot Feat:	Low Maintenance Landscape, Level		

Heating:	In Floor, Natural Gas	Water:	-
Floors:	Carpet, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 456
Basement:	None	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R4
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, See Remarks		

Inclusions:	None
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Welcome to this beautiful townhouse with a quiet 10/10 location next to Chinook Winds Park, which is arguably one of Airdrie's most sought out locations close to shopping, the bus route, grocery stores, bars, restaurants and with being right next to Chinook Winds Park this offers you a unique lifestyle with walking/bike paths, a spray park, skate park, ball diamonds, an outdoor ice skating rink and a large green space. This open concept unit with 10 foot VAULTED CEILINGS and large windows for tons of natural sunlight also rocks in-floor heat, has a sunny living room and dining area with a kitchen that hosts beautiful granite countertops, a pantry and stainless steel appliances. Step outside onto the private balcony that fits a BBQ and patio furniture for kicking back after a long day. The large primary bedroom easily fits a king sized bed (currently being used as an office) and hosts a 3 piece ensuite bathroom with a granite countertop vanity and a large walk-in closet. Adjacent to the kitchen is the second bedroom, laundry closet, linen closet and a second full bathroom, also with a granite countertop vanity. As a bonus it's just off of Chinook Winds Drive so although it does come with a parking stall, it also has ample street parking right next to the unit for guests and roommates! This property is a hard to find upper level bungalow style townhouse and it's refreshing to see a townhouse property with such a great location that has so much to offer at this price point!