



**1061 Iron Landing Way  
Crossfield, Alberta**

**MLS # A2185172**



**\$599,000**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,867 sq.ft.	<b>Age:</b>	2022 (3 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Front Yard		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-1C
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters		

**Inclusions:** N/A

Quick possession Home in Crossfield | 2 Story | 1800+SQFT | 3-Bedrooms | 2.5Full-Bathrooms | Open Floor Plan | High Ceilings | Dream Kitchen | Double car Garage | Loaded with upgrades | Upper Level Laundry | Spacious Yard & Much More | This Extraordinary opportunity to own this well kept home in the new modern community of Crossfield. This 2 storey home offers a noteworthy floor plan with extensive upgrades. The main floor features 9' ceilings, an open concept kitchen with floor to ceiling cabinetry, premium Quartz countertops, and stainless appliances & a pantry, a spacious living room & Dining over looking the North facing yard and a Side Entry that leads you to the unspoiled 9' ceiling basement awaiting your design. Second floor features Master bedroom with a large 4 pc ensuite & a Walk-in closet, 2 Additional bedrooms with an additional 4pc bathroom, laundry room. Book a showing today to view this lovely home to get the full experience of all it has to offer or visit the 3D Tour!!