



**GRASSROOTS**  
REALTY GROUP

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605, 1225 Kings Heights Way SE  
Airdrie, Alberta

MLS # A2204103



**\$379,900**

<b>Division:</b>	Kings Heights		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	3 (or more) Storey		
<b>Size:</b>	1,196 sq.ft.	<b>Age:</b>	2016 (9 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached, Tandem		
<b>Lot Size:</b>	0.03 Acre		
<b>Lot Feat:</b>	Other		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 303
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R3
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island, Open Floorplan, Quartz Counters, See Remarks, Walk-In Closet(s)		

**Inclusions:** NA

Welcome home to a turn key ready to go condo in subdivision of King Heights. This modern centre kitchen is a gourmet's dream for entertaining and cooking. Separate your living and dining areas with quartz countertops, a large eat-up island, stainless steel appliances, an upgraded refrigerator, pendant lighting, and wood grain laminate floors throughout the main level. Large, bright windows let in an abundance of natural light, and the back deck is perfect for barbecues. Upstairs, you'll find a convenient upper floor laundry and two primary suites! Each primary suite includes its own large walk-in closet and a spacious four-piece bathroom. The attached garage includes a back entrance to a concrete patio and outdoor space to enjoy! Located perfectly close to schools, shopping and everything else that matters so don't delay or you will be sorry.