



GRASSROOTS
REALTY GROUP

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226 Silver Springs Way NW
Airdrie, Alberta

MLS # A2204606



\$559,000

Division:	Silver Creek		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,353 sq.ft.	Age:	2004 (21 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane, Back Yard, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island		

Inclusions: Blue Cabinets wall mounted in Garage

Welcome to this beautifully developed 2-storey home located in the peaceful and desirable neighbourhood of Silver Creek! Boasting 3 bedrooms and 2.5 bathrooms, this home offers an inviting open-concept layout on the main floor, drenched in natural sunlight thanks to the south-facing backyard. It is nicely finished with neutral colours featuring light coloured cabinets and stainless steel appliances. The rich coloured laminate flooring throughout is both durable and easy to care for and creates a cohesive feel to the whole space. A half bath and main floor laundry round out this level. The upper level features two spacious additional bedrooms along with a luxurious master suite, complete with a large walk-in closet, barn door, and a private ensuite bathroom. The lower level is perfect for relaxing or hosting, complete with a bar area that makes entertaining a breeze. Step outside to your own private backyard, with an expansive two-tiered deck perfect for relaxing or entertaining. The oversized detached HEATED garage, accessible from the lane, provides ample storage and parking space. Plus, you'll love the convenience of having a playground right across the back alley, as well as nearby walking paths and green spaces to explore. This home truly combines comfort and convenience with a touch of elegance. Don't miss out—schedule your viewing today!