



GRASSROOTS
REALTY GROUP

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158 Windridge Road SW
Airdrie, Alberta

MLS # A2212694



\$685,000

Division:	Windsong		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,130 sq.ft.	Age:	2012 (13 yrs old)
Beds:	3	Baths:	2 full / 2 half
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Landscaped, Low Maintenance Landscape		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R1-U
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Pantry, Quartz Counters, Storage, Tray Ceiling(s), Walk-In Closet(s)		

Inclusions: NA

Absolutely! Feast your eyes on this stunningly presented two-storey home, boasting three bedrooms and over 3000 square feet of bright & open living space. Begin your day with a delightful cup of coffee on the charming covered front porch. Step inside to find a tiled entryway leading to a bright and welcoming living area featuring 9-foot ceilings, hardwood floors, and a cozy gas fireplace. The kitchen is a chef's dream with wrap-around cupboards, a spacious eat-up island, tiled backsplash, stainless steel appliances, and elegant granite countertops. Transition seamlessly from the sliding glass doors to the low-maintenance backyard oasis complete with rock and concrete landscaping. On the main floor, you will also find a convenient two-piece bathroom and a generous office/den with ample natural light. Upstairs offers abundant space including a carpeted bonus/rec room, a luxurious primary retreat with a private 5-piece ensuite and walk-in closet, two additional sizable bedrooms, a 4-piece bath, and the convenience of upper floor laundry. The modern basement provides endless possibilities with its expansive layout, durable laminate floors, and ample storage space. Other features include a Double Attached Garage, CENTRAL AIR CONDITIONING and an enviable location. Do not miss the opportunity to experience the immaculate beauty of this home firsthand - schedule your private viewing today!