

\$499,900 - 145 Highview Gate Se, Airdrie

MLS® #A2093501

\$499,900

4 Bedroom, 4.00 Bathroom, 1,365 sqft

Residential on 0.06 Acres

Lanark, Airdrie, Alberta

****OPEN HOUSE SUNDAY NOV 26 FROM 1-4PM**** Welcome to this Stunning Semi-Detached home in the sought after community of Lanark! This beautiful home boasts an open concept layout with plenty of natural light, creating a warm and inviting atmosphere. The main floor features a spacious living room, a functional kitchen with Stainless Steel Appliances and an inviting dining area. The spacious kitchen has numerous UPGRADES including quartz countertops, ceiling-height cabinetry, upgraded backsplash, and a 9ft Waterfall Island.

On the Upper Level, you will find Three Bedrooms with ample space and Two Full 4 piece Bathrooms. The Primary Bedroom boasts a walk-in closet and an Ensuite Bathroom, providing the perfect retreat after a long day. You will also find the conveniently located UPSTAIRS LAUNDRY ROOM. The Finished Basement offers additional living space, perfect for a home office, gym or entertainment area. You will also find a Full Bathroom and Spacious Bedroom perfect for additional family or visiting guests. Step Outside to a generously sized back yard for the kids play on a warm summer's day and you will also find the concrete garage parking pad ready to be developed.

Lanark boasts an array of fantastic amenities, including parks, playgrounds, hockey rink,



basketball court, and is conveniently situated within walking distance to multiple schools. In addition, you will discover a host of shops nearby, including No Frills, Save-On Foods, Shoppers, restaurants, bars, gyms, barbershops, and all the amenities that Airdrie has to offer. It is also 3 MINUTES AWAY from DEERFOOT TRAIL/HIGHWAY 2 with the new interchange recently opening on 40th Avenue. Don't miss out on the opportunity to call this beautiful property your home! Contact your favorite realtor today to book a showing!

Built in 2020

Essential Information

MLS® #	A2093501
Price	\$499,900
Sold Price	\$495,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,365
Acres	0.06
Year Built	2020
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	145 Highview Gate Se
Subdivision	Lanark
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4A3L6

Amenities

Amenities	None
Parking Spaces	2
Parking	Alley Access, Parking Pad

Interior

Interior Features	Breakfast Bar, Closet Organizers, Kitchen Island, Open Floorplan, Pantry, See Remarks, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Lawn, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	November 15th, 2023
Date Sold	December 12th, 2023
Days on Market	27
Zoning	R2
HOA Fees	107.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.