

\$569,900 - 102 Williamstown Landing Nw, Airdrie

MLS® #A2109349

\$569,900

4 Bedroom, 3.00 Bathroom, 1,707 sqft

Residential on 0.08 Acres

Williamstown, Airdrie, Alberta

Welcome to 102 Williamstown Landing, an exquisite family haven nestled in the heart of the charming neighborhood of Williamstown. This detached home is perfectly situated at the end of a low traffic quiet cul-de-sac, offering tranquility and a secure home for your loved ones. As you approach, the allure of this property is immediately apparent with its corner lot and south-facing orientation, ensuring an abundance of natural light throughout the day. Featuring an impressive 1706 square feet above grade of meticulously designed living space, this home features a thoughtfully laid out floor plan, providing both functionality and an open concept ambiance. The front office is a haven for remote work, allowing you to seamlessly blend productivity with comfort. The kitchen is a culinary dream, showcasing granite countertops, black stainless appliances, granite sink, and a spacious island that beckons gatherings and culinary creativity. The adjacent living room is a cozy retreat, complete with a tile surround fireplace and two enormous windows that bathe the space in sunlight. Venture upstairs to discover the expansive primary bedroom, complete with an accent wall, a generous walk-in closet, and a luxurious 5-piece en suite - including dual sinks, large soaker tub and standalone shower. Two additional bedrooms, main 4 piece bathroom and a conveniently located laundry room complete the upper level, ensuring functionality for the entire family. While the basement remains mainly



undeveloped, it adds a bonus of the 4th bedroom providing additional space perfect for guests or additional family members. Step outside to the large south facing deck, perfect for entertaining or simply enjoying the sun. A parking pad with side alley access and a rear alley enhance convenience, while the side yard and dog run cater to outdoor enthusiasts and pet lovers alike. Recent renovations have elevated this property to new heights, with updates including new paint, ceramic tiles in the entryway, laminate floors, upstairs carpet, granite kitchen sink, and a bath vanity. Every detail has been meticulously considered to provide a modern and stylish living space. Beyond the confines of this enchanting home, Williamstown offers more than 60 acres of environmental reserve, dedicated parks, open greenspaces, ponds, pathways, bridges and playgrounds, as well as Herons Crossing School (K-8). Quick access to the QE2, Kimmers, restaurants and other amenities nearby. Embrace the essence of south-facing living in this idyllic family-friendly neighborhood. Don't miss the opportunity to make this your new home. ****QUICK POSSESSION AVAILABLE****

Built in 2011

Essential Information

MLS® #	A2109349
Price	\$569,900
Sold Price	\$564,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,707
Acres	0.08
Year Built	2011

Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	102 Williamstown Landing Nw
Subdivision	Williamstown
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 0S2

Amenities

Amenities	None
Parking Spaces	4
Parking	Additional Parking, Alley Access, Off Street, On Street, Parking Pad

Interior

Interior Features	Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Tile
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Dog Run, Fire Pit, Private Yard
Lot Description	Back Lane, Back Yard, Corner Lot, Cul-De-Sac, Dog Run Fenced In, Fruit Trees/Shrub(s), Front Yard, Lawn, Low Maintenance Landscape, Irregular Lot, Landscaped, Level, Street Lighting
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 23rd, 2024
Date Sold	March 15th, 2024
Days on Market	21
Zoning	R1-L
HOA Fees	50.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	Century 21 PowerRealty.ca
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