

\$809,900 - 318 Reunion Green Nw, Airdrie

MLS® #A2109757

\$809,900

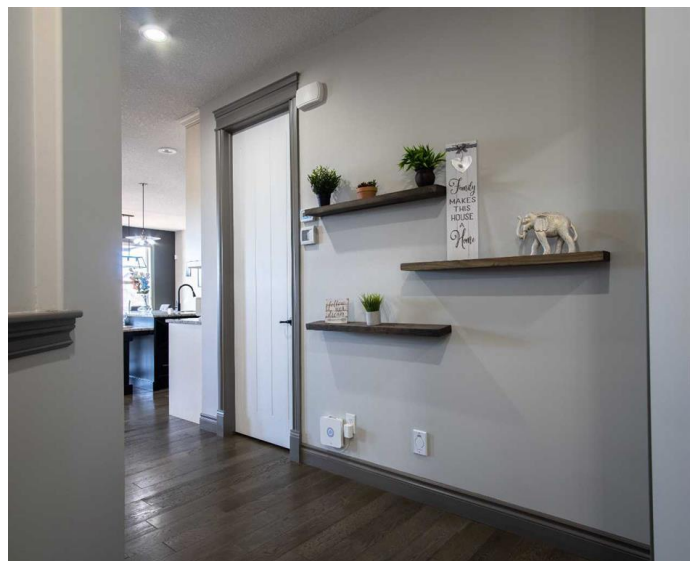
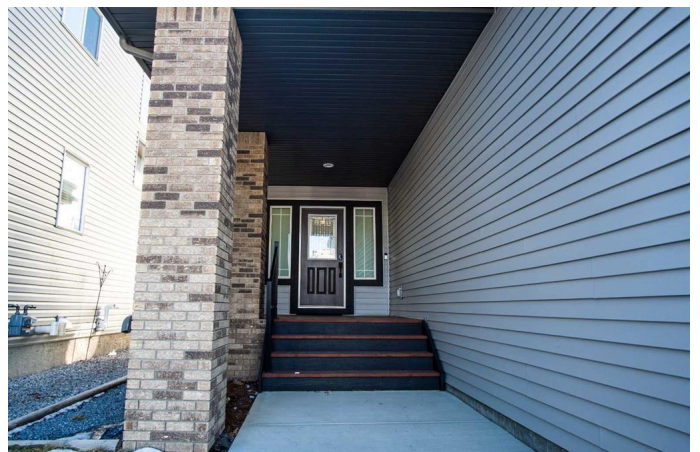
4 Bedroom, 3.00 Bathroom, 2,670 sqft

Residential on 0.11 Acres

Reunion, Airdrie, Alberta

open house Feb 25/2024, 1 pm to 4 pm

Welcome to 318 Reunion Green! This custom-built home spans 2,660+ sq ft of developed area and is situated in the northwest corner in city of Airdrie, offering convenient access to amenities such as the K-8 Herons Crossing school, expansive soccer fields, playgrounds, and walking paths. As you step inside, you'll immediately notice the bespoke design and numerous upgrades. The kitchen features classic white cabinetry with granite counter tops, an oversized island with a table-height eating bar, a gas stove, and a central vacuum for easy cleaning. The main floor is flooded with natural light, boasting 9ft ceilings, hardwood floors, a gas fireplace in the living room, a private office, a spacious dining area, and a half bath. Upstairs, you'll find over 1,600 sq ft of living space, including four bedrooms. The master bedroom impresses with its en-suite steam shower, stand alone tub, dual vanities, and a large walk-in closet, as well as the convenience of an adjacent laundry room. The remaining bedrooms offer ample space, with one potentially serving as a second master. Additionally, there's a generous bonus room wired for surround sound speakers, perfect for movie nights. Outside, a beautiful deck overlooks a serene green space with walking paths, providing a peaceful backdrop for watching the kids play at the park. Other notable features include an extra-wide heated triple tandem garage, smart home wiring, a whole-home air purification



system that eliminates airborne allergens and viruses, central vacuum, and built-in speakers in the en-suite, living area, and outdoor deck. This home is truly remarkable and awaits your admiration. This is must see house . Call your favourite Realtor !

Built in 2014

Essential Information

MLS® #	A2109757
Price	\$809,900
Sold Price	\$785,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,670
Acres	0.11
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	318 Reunion Green Nw
Subdivision	Reunion
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 3W5

Amenities

Parking Spaces	5
Parking	Garage Door Opener, Heated Garage, See Remarks, Tandem, Triple Garage Attached

Interior

Interior Features	Central Vacuum, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garburator, Gas Stove, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space
Roof	Asphalt
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 23rd, 2024
Date Sold	March 15th, 2024
Days on Market	20
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	Exa Realty
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