

\$290,000 - 2406, 604 8 Street Sw, Airdrie

MLS® #A2112218

\$290,000

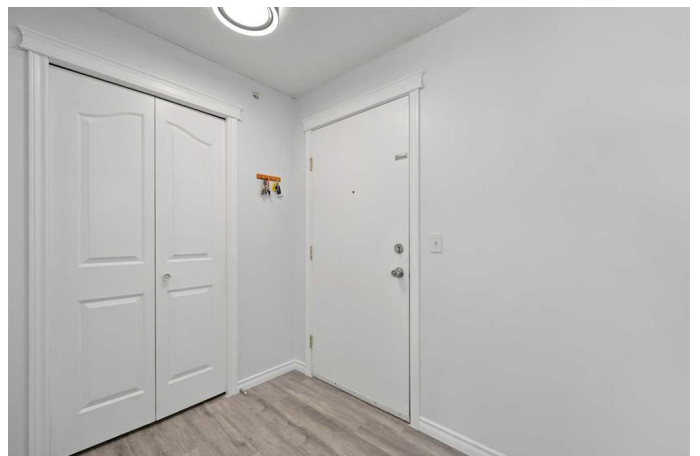
2 Bedroom, 2.00 Bathroom, 841 sqft

Residential on 0.02 Acres

Downtown, Airdrie, Alberta

Welcome to your mountain-view oasis! Â This south-facing TOP FLOOR condominium offers a lifestyle of comfort and luxury. Step onto your private balcony and take in the breathtaking scenery, while enjoying the convenience of a built-in BBQ gas line for seamless outdoor entertaining. Â Experience the epitome of modern living with NEW luxury vinyl plank (LVP) flooring and NEW quartz countertops throughout. The kitchen is a chef's delight, boasting newer stainless-steel appliances, abundant counter and cupboard space, and an inviting eating bar for casual dining. The bright living room is enhanced by a corner gas fireplace, creating a cozy ambiance for relaxing evenings. Entertain guests in the separate dining space, and make use of the conveniently located laundry room equipped with BRAND NEW washer and dryer. The primary suite is a true retreat, featuring a 4-piece ensuite bathroom and a walk-in closet that provides ample storage space.

Accompanying this delightful space is an additional sizeable bedroom and a well-appointed 4-piece main bathroom, ensuring both residents and guests enjoy utmost comfort. This unit comes with TWO parking stallsâ€”one outside and one HEATED underground. No need to worry about storage, as it is complete with a MASSIVE 24'x8' storage space. Enjoy the ultimate convenience of being close to all amenities, including medical facilities, shopping centers, restaurants, public transit, parks, and



pathways. Say goodbye to the hassle of paying for storage elsewhere—everything you need is right at your fingertips in this meticulously designed and well-maintained residence. Embrace a life of comfort, style, and breathtaking mountain views in this exceptional home. All utilities are INCLUDED (electricity, heat, gas, sewer and water)!

Built in 2002

Essential Information

MLS® #	A2112218
Price	\$290,000
Sold Price	\$308,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	841
Acres	0.02
Year Built	2002
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	2406, 604 8 Street Sw
Subdivision	Downtown
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2W4

Amenities

Amenities	Elevator(s), Parking
Parking Spaces	2
Parking	Assigned, Parkade, See Remarks, Stall, Titled, Underground

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Storage, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas
# of Stories	4

Exterior

Exterior Features	Balcony, BBQ gas line
Roof	Rubber
Construction	Other

Additional Information

Date Listed	March 6th, 2024
Date Sold	March 22nd, 2024
Days on Market	16
Zoning	DC-7
HOA Fees	0.00

Listing Details

Listing Office	Grassroots Realty Group
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