

\$265,000 - 8418, 304 Mackenzie Way Sw, Airdrie

MLS® #A2113529

\$265,000

2 Bedroom, 2.00 Bathroom, 843 sqft

Residential on 0.02 Acres

Luxstone, Airdrie, Alberta

Welcome to your dream condo, nestled in the vibrant heart of Airdrie, just moments from the bustling downtown. This exquisite top-floor abode offers a serene sanctuary with a blend of comfort and convenience, making it an ideal choice for those seeking a stylish and maintenance-free lifestyle.

As you step into this splendid 2-bedroom, 2-bathroom condo, you're greeted by a spacious, open-concept living area bathed in natural light, thanks to its south-facing orientation. The entire space is adorned with newer carpeting, providing a warm and inviting atmosphere, complemented by a chic and timeless neutral beige color scheme that will effortlessly match your personal décor style.

The living room, distinguished by its elegant gas fireplace upgrade, offers a cozy retreat for chilly evenings while also serving as a charming focal point for entertaining guests. This space seamlessly flows into the dining area and the modern kitchen, where culinary enthusiasts will delight in the sleek black appliance package, ample cabinet space, and the convenience of hosting while engaging with friends and family.

Both bedrooms are thoughtfully separated to ensure maximum privacy, with the master suite boasting its own ensuite bathroom for added luxury and convenience. Wake up to breathtaking views of the serene pond water



feature from the large balcony, accessible from the living area, providing a tranquil backdrop for your morning coffee or evening relaxation.

This condo doesn't just stop at interior allure; it also comes with two parking stalls to cater to your vehicular needs – a rare find in condo living. One deeded underground stall keeps your vehicle secure and sheltered year-round, while an additional assigned surface stall offers convenience for a second car or visiting guests.

Don't miss the opportunity to make this exceptional top-floor, south-facing condo your own. A blend of style, location, and lifestyle awaits you in Airdrie.

Built in 2005

Essential Information

MLS® #	A2113529
Price	\$265,000
Sold Price	\$265,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	843
Acres	0.02
Year Built	2005
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	8418, 304 Mackenzie Way Sw
Subdivision	Luxstone
City	Airdrie
County	Airdrie

Province	Alberta
Postal Code	T4B 3H7

Amenities

Amenities	Elevator(s), Parking, Secured Parking, Visitor Parking
Parking Spaces	2
Parking	Assigned, Stall, Titled, Underground

Interior

Interior Features	Elevator, Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room
# of Stories	4

Exterior

Exterior Features	Balcony, BBQ gas line
Construction	Wood Frame

Additional Information

Date Listed	March 8th, 2024
Date Sold	March 20th, 2024
Days on Market	12
Zoning	DC-7
HOA Fees	0.00

Listing Details

Listing Office	Paramount Real Estate Corporation
----------------	-----------------------------------

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.