

\$799,900 - 316 Waterstone Crescent, Airdrie

MLS® #A2116146

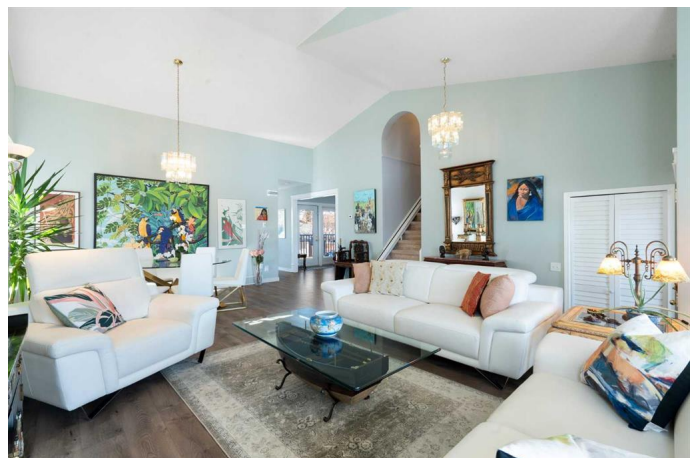
\$799,900

4 Bedroom, 4.00 Bathroom, 1,964 sqft

Residential on 0.22 Acres

Waterstone, Airdrie, Alberta

SHOWHOME CONDITION! PRIME LOCATION. 2 GARAGES! Just steps to the Nose Creek pathway. Relax in your personal Private Retreat Oasis in this beautiful 2 St, Walkout, strategically located on MASSIVE 9700+ square foot PIE lot. Double attached garage with rough in for in-floor heating, PLUS heated Oversized garage/shop. PRIDE of Ownership is evident in this meticulously maintained, NON-smoking home. Form meets function seamlessly in almost 3000 square feet of luxury, well designed, well-lit living space. The soaring vaulted ceiling permit streams of natural LIGHT throughout. The spacious Great Room and adjacent dining area allows plenty of room for furniture arrangement & entertaining, Updated, well-equipped kitchen features ample cabinetry, induction stove, pantry and breakfast nook. Seamless connection to your Main floor family room where ambience is accented with a cozy Gas fireplace. Access to your deck with power awning + GAS Line makes BBQ easy, just great for those hot summer days. 2pc Powder Room plus laundry room. A handy mud room + access to heated double attached garage complete the main floor. Trendy wide plank vinyl flooring. The upper level boasts a HUGE PRIMARY bedroom featuring dual closets, 3pc Ensuite + 2 good sized bedrooms and 4 piece Main bathroom. The package is complete with a WALKOUT basement offering a continuum of abundant natural light, warm IN-FLOOR heating. Family Room with Roughed in wet



bar + Large 4th bedroom + large den/studio, 3 Piece bathroom and utility/storage room. Perfect for multi-generational family or nanny. Enjoy the good life in your stunning, PRIVATE maturely LANDSCAPED backyard featuring a lovely Gazebo, Gas fueled firepit and underground sprinklers or take a quick walk down to the calming water. Plenty of parking with Oversized heated detached garage/mancave/workshop+ RV parking, well suited for additional vehicles. Recent UPDATES include: TRIPLE PANE windows, shingles, water heater, and refinished front deck. For your added convenience, Chairlifts are included for both upper and lower floor stairwells or may be removed. Excellent location, just steps away from Nose Creek and pathways. Walking distance to schools, Parks , Tennis Courts and Shopping! Enjoy the finest in your "City living in the Country" in this exceptional FAMILY HOME.

Built in 1992

Essential Information

MLS® #	A2116146
Price	\$799,900
Sold Price	\$788,400
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,964
Acres	0.22
Year Built	1992
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	316 Waterstone Crescent
Subdivision	Waterstone
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 1V5

Amenities

Parking Spaces	7
Parking	Additional Parking, Double Garage Attached, Double Garage Detached, Driveway, Garage Door Opener, Garage Faces Front, Garage Faces Rear, Heated Garage, Insulated, Off Street, Oversized

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, High Ceilings, No Smoking Home, Pantry, Separate Entrance, Storage, Vaulted Ceiling(s), Vinyl Windows
Appliances	Dishwasher, Electric Oven, Induction Cooktop, Microwave, Range Hood, Refrigerator, See Remarks, Washer/Dryer, Water Softener, Window Coverings
Heating	In Floor, Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Glass Doors, Insert
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Awning(s), BBQ gas line, Fire Pit, Private Entrance, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Gazebo, Front Yard, Lawn, Landscaped, Level, Pie Shaped Lot, See Remarks
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 22nd, 2024
Date Sold	March 30th, 2024
Days on Market	8

Zoning	R-1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Complete 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.