

# \$274,900 - 1313, 604 East Lake Boulevard Ne, Airdrie

MLS® #A2121045

## \$274,900

2 Bedroom, 2.00 Bathroom, 819 sqft  
Residential on 0.02 Acres

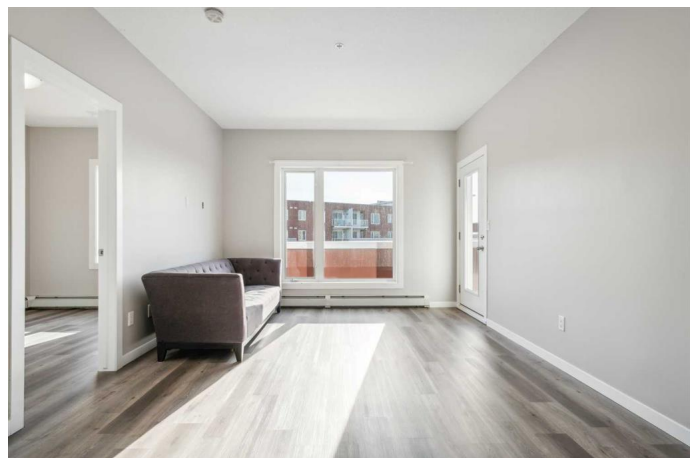
East Lake Industrial, Airdrie, Alberta

Welcome to the Edge in Airdrie. Incredible value on this third floor, 2 bedroom, and 2 bath condominium. Open concept living room with 9 foot ceilings and large windows provide plenty of natural light. The kitchen is bright with stylish modern cabinetry and sleek black appliances. The large primary bedroom has a walk in closet that connects to the 4 pc. ensuite and with quick access to the covered walkout balcony, you can now easily enjoy sunrises from the spacious deck and from the bedrooms. Unit includes a washer and dryer and also a titled parking spot in the heated parkade. Surrounded by plenty of conveniences, including the Genesis Place, the community pond, and quick access to the QE2, you can get in and out of Airdrie in a breeze. Call your favourite Realtor to view this property today!

Built in 2008

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2121045  |
| Price          | \$274,900 |
| Sold Price     | \$279,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 819       |
| Acres          | 0.02      |



|            |               |
|------------|---------------|
| Year Built | 2008          |
| Type       | Residential   |
| Sub-Type   | Apartment     |
| Style      | Low-Rise(1-4) |
| Status     | Sold          |

### Community Information

|             |                                  |
|-------------|----------------------------------|
| Address     | 1313, 604 East Lake Boulevard Ne |
| Subdivision | East Lake Industrial             |
| City        | Airdrie                          |
| County      | Airdrie                          |
| Province    | Alberta                          |
| Postal Code | T4A 0G6                          |

### Amenities

|                |                                       |
|----------------|---------------------------------------|
| Amenities      | Elevator(s), Parking, Visitor Parking |
| Parking Spaces | 1                                     |
| Parking        | Parkade, Titled                       |

### Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, No Smoking Home, Open Floorplan                                                |
| Appliances        | Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer Stacked |
| Heating           | Baseboard, Natural Gas                                                                        |
| Cooling           | None                                                                                          |
| # of Stories      | 4                                                                                             |

### Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | Balcony                          |
| Construction      | Metal Siding, Stucco, Wood Frame |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 12th, 2024 |
| Date Sold      | April 30th, 2024 |
| Days on Market | 18               |
| Zoning         | DC-29            |
| HOA Fees       | 0.00             |

### Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | MaxWell Capital Realty |
|----------------|------------------------|

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