

\$490,000 - 2735 Kings Heights Gate Se, Airdrie

MLS® #A2125431

\$490,000

4 Bedroom, 4.00 Bathroom, 1,384 sqft

Residential on 0.05 Acres

Kings Heights, Airdrie, Alberta

Your search is finally over, welcome HOME! Nestled within the sought-after community of Kings Heights near an abundance of amenities, this modern 4 Bedroom + 3.5 Bath Townhome is FULLY FINISHED w/ a WALK-OUT Basement, and a DOUBLE DETACHED GARAGE! Step inside a spacious Foyer w/ rich HARDWOOD flooring that flows into a versatile Front Office or formal Dining Room w/ a large east-facing window to flood the space with sunshine. The Kitchen boasts white cabinetry, GRANITE COUNTERS, newer STAINLESS APPLIANCES, a tiled backsplash, upgraded lighting above the massive eat-up Island, AND a coveted CORNER PANTRY! Perfect for entertaining, the Kitchen overlooks a cozy Living Room that steps out onto a WEST FACING BALCONY!! Also on this main level is a 2-pc Powder Room and organized closet for additional storage. Upstairs is an impressive Primary Suite w/ a huge WALK-IN CLOSET and 4-pc Ensuite hosting a soaker tub. The 2nd & 3rd Bedrooms are conveniently located down the hall past the UPPER LEVEL LAUNDRY and shared 4-pc Bathroom, both w/ ample closet space & bright windows. Youâ€™ll be in awe over the professionally finished Basement, boasting high ceilings, durable VINYL PLANK flooring w/ IN FLOOR HEAT, recessed lighting, and a stunning WET BAR equipped w/ concrete counters, loads of cupboard space, a sink & mini fridge. Thereâ€™s also a beautiful built-in work from home space, another generous



sized Bedroom w/ a WALK-IN CLOSET, a modern 4-pc Bathroom, and loads of additional storage - all stepping out into the backyard. Outside is a fantastic WEST-FACING and very private backyard, FULLY FENCED w/ a covered lower patio, low maintenance landscaping, alley access from the double detached garage, and even a mature tree to offer shade! It gets better, this home is also equipped w/ central vac, a high efficiency furnace, LED lights, and hot water on-demand. This perfectly-equipped townhome is a MUST SEE! Don't miss the opportunity, book your private viewing today!

Built in 2010

Essential Information

MLS® #	A2125431
Price	\$490,000
Sold Price	\$520,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,384
Acres	0.05
Year Built	2010
Type	Residential
Sub-Type	Row/Townhouse
Style	Townhouse
Status	Sold

Community Information

Address	2735 Kings Heights Gate Se
Subdivision	Kings Heights
City	Airdrie
County	Airdrie
Province	Alberta

Postal Code T4A 0K2

Amenities

Amenities Dog Park, Playground

Parking Spaces 2

Parking Alley Access, Double Garage Detached, On Street

Interior

Interior Features Breakfast Bar, Central Vacuum, Closet Organizers, Granite Counters, Kitchen Island, Open Floorplan, Storage, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings

Heating High Efficiency, In Floor, Forced Air, Natural Gas

Cooling None

Has Basement Yes

Basement Separate/Exterior Entry, Finished, Full, Walk-Out

Exterior

Exterior Features Other

Lot Description Back Lane, Back Yard, City Lot, Few Trees, Front Yard, Lawn, Garden, Landscaped, Level, Private

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 23rd, 2024

Date Sold May 9th, 2024

Days on Market 16

Zoning R2-T

HOA Fees 84.00

HOA Fees Freq. ANN

Listing Details

Listing Office RE/MAX First

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