

# \$479,900 - 1310, 10 Market Boulevard Se, Airdrie

MLS® #A2171035

**\$479,900**

2 Bedroom, 2.00 Bathroom, 1,170 sqft  
Residential on 0.03 Acres

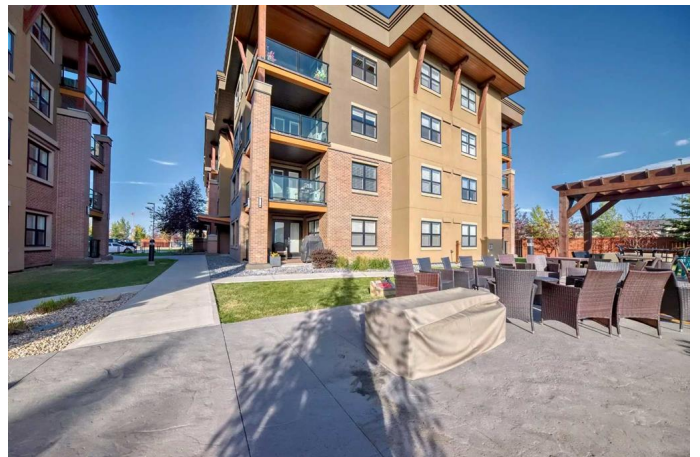
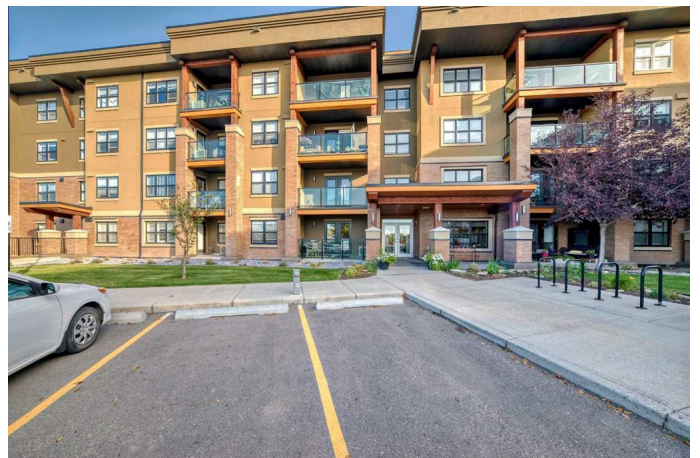
Kings Heights, Airdrie, Alberta

Welcome to the Chateaux in Airdrie, an exclusive 40+ luxury condo building that exemplifies sophistication, comfort, and style. This stunning third-floor unit is a rare gem, offering unparalleled living in a prime location with immediate possession available.

As you step into this beautiful 2-bedroom + den condo, you'll immediately notice the attention to detail and high-end finishes throughout. The gourmet kitchen is a chef's dream, featuring granite countertops, a top-of-the-line stainless steel appliance package, and ample storage space. Whether you're preparing a casual meal or hosting a dinner party, the open concept layout ensures you're always part of the action.

The cozy living area is highlighted by an elegant electric fireplace, perfect for relaxing evenings, while large windows and a south-facing balcony flood the space with natural light. The spacious balcony offers a perfect spot for enjoying morning coffee, soaking up the sun, or watching the sunset.

Both bedrooms are generously sized, with dual ensuite bathrooms offering privacy and convenience. The master suite boasts a spa-like ensuite with luxury finishes, and the second bedroom also has its own well-appointed bathroom, perfect for guests or family. The den is ideal for a home office,



hobby space, or even a reading nook.

This unit includes two titled parking stalls: one heated underground stall for added security and convenience, and one ground-level stall for easy access. Additionally, youâ€™™ll have not one but two storage options: a rare assigned storage compartment on the third floor, and a private storage cage in the underground parkade.

Living at the Chateaux means becoming part of a welcoming and vibrant community. With regular social gatherings and access to a private outdoor pergola area, youâ€™™ll quickly feel at home among friendly neighbors who take great pride in their building. Plus, small pets are welcome, adding to the convenience and comfort of your lifestyle.

Location is everything, and the Chateaux delivers. Youâ€™™re within walking distance to essential amenities, including banks, grocery stores, doctors, dentists, and a variety of restaurants. Whether youâ€™™re running errands or meeting friends for coffee, everything is at your doorstep.

Designed for mature ownership, the Chateaux offers a unique blend of luxury, community, and convenience. Donâ€™™t miss your chance to own this extraordinary condoâ€™™schedule your private showing today!

Built in 2016

**Essential Information**

MLS® #	A2171035
Price	\$479,900
Sold Price	\$455,000
Bedrooms	2
Bathrooms	2.00

Full Baths	2
Square Footage	1,170
Acres	0.03
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

### Community Information

Address	1310, 10 Market Boulevard Se
Subdivision	Kings Heights
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4A 0W8

### Amenities

Amenities	Elevator(s), Gazebo, Parking, Secured Parking, Visitor Parking
Parking Spaces	2
Parking	Additional Parking, Heated Garage, Parkade, See Remarks, Stall, Titled, Underground

### Interior

Interior Features	No Smoking Home, Breakfast Bar, Closet Organizers, Granite Counters, Vinyl Windows, Kitchen Island, Open Floorplan, See Remarks, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Refrigerator, Dryer, Electric Stove, Microwave Hood Fan, Washer, Window Coverings
Heating	In Floor
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
# of Stories	4

### Exterior

Exterior Features	Balcony, Courtyard
Roof	Asphalt Shingle

Construction            See Remarks, Stucco

**Additional Information**

Date Listed            October 4th, 2024  
Date Sold            January 30th, 2025  
Days on Market    118  
Zoning            M2  
HOA Fees            0.00

**Listing Details**

Listing Office            Royal LePage Benchmark

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