

# \$409,900 - 204, 1225 Kings Heights Way Se, Airdrie

MLS® #A2191850

**\$409,900**

2 Bedroom, 3.00 Bathroom, 1,108 sqft

Residential on 0.03 Acres

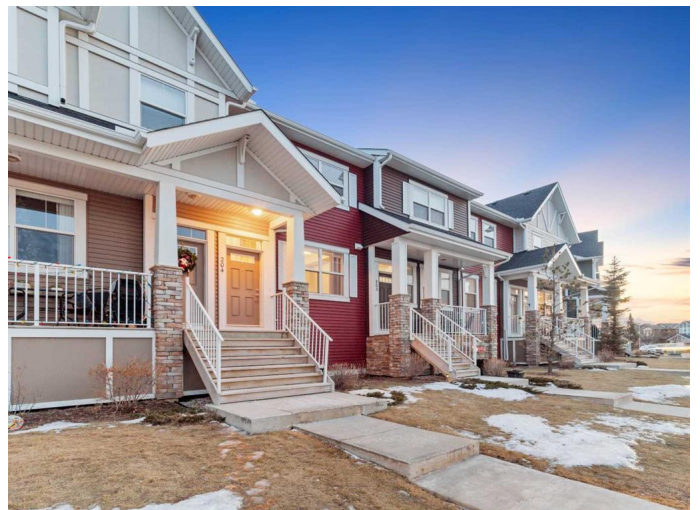
Kings Heights, Airdrie, Alberta

This exceptional 2 Storey Townhouse is a must-see! Perfectly designed for modern living, this home features two spacious Primary bedrooms, each with its own ensuite for ultimate privacy and comfort. The home has been thoughtfully updated with new carpet, fresh paint throughout, and professionally refinished kitchen cabinets. The main floor is bright and open, with a front dining area and a stylish kitchen featuring white cabinetry, Quartz countertops, stainless steel appliances, and an under-mount sink in the large center island – ideal for cooking and entertaining.

The great room is a cozy space, complete with patio doors that open onto a balcony – perfect for enjoying the South sun or hosting a BBQ. Upstairs, you'll find the convenience of upstairs laundry, as well as two generous primary suites. The larger suite offers dual closets and a spacious ensuite, while both bedrooms offer comfort and privacy. The double tandem garage provides ample parking, and additional rare street parking is available for your guests.

Enjoy the added benefit of being situated close to green spaces, walking paths, Kingsview Market, and easy access to the new 40th Ave overpass. With Cross Iron Mills Mall and a range of amenities just minutes away, this townhouse offers an ideal combination of comfort, style, and convenience!

Built in 2013



## Essential Information

MLS® #	A2191850
Price	\$409,900
Sold Price	\$400,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,108
Acres	0.03
Year Built	2013
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

## Community Information

Address	204, 1225 Kings Heights Way Se
Subdivision	Kings Heights
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4A 0T7

## Amenities

Amenities	Visitor Parking
Parking Spaces	4
Parking	Double Garage Attached, Tandem

## Interior

Interior Features	Breakfast Bar, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Recessed Lighting, See Remarks, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	High Efficiency, Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Partial

**Exterior**

Exterior Features	Balcony, Courtyard
Lot Description	See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	February 2nd, 2025
Date Sold	February 19th, 2025
Days on Market	17
Zoning	R3
HOA Fees	75.00
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	2% Realty
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