

# \$419,900 - 604, 620 Luxstone Landing Sw, Airdrie

MLS® #A2216593

**\$419,900**

3 Bedroom, 3.00 Bathroom, 1,256 sqft

Residential on 0.03 Acres

Luxstone, Airdrie, Alberta

Look no further; welcome to Luxstone Landing. This is a three bedroom townhome that has been meticulously cared for with essential upgrades and a great open floor plan. Freshly painted throughout with bright neutral colors that you can match any decor and furnishings; not to mention the cabinets has also been refreshed with a new coat of paint. All the light fixtures have been upgraded to bright and long lasting LED's along with upgrade smoke detectors with CO2 sensors all through the house & all in one keyless entry with doorbell & security. New plumbing fixtures in the kitchen and bathrooms including new sinks and toilets. In the kitchen you will enjoy a new refrigerator and a new microwave hood fan, fireplace, furnace & cold air return recently serviced & brand new dryer. To make your home more energy efficient; there is a newly installed programable NEST thermostat. With the great open floor plan; entertaining at your home is a joy; off the dining area a sliding patio door opens onto a cozy patio with great views of the greenspace and pathway. This home has the only fenced yard for your privacy and security. The upper floor you will find three generous size bedrooms. The primary bedroom is spacious with it's own en-suite and a bright walk-in closet. Finally the basement is partly finished; all that is required is drywalling. This complex is in a great location with easy access to all amenities; steps away from fabulous greenspace and pathways, schools and shopping are nearby along with



professional offices like dental and medical.  
The complex is well managed, good reserve funds & there are plans to remove all stone facing and replace them with the more durable Hardie Boards. Be the first to view; call for your private tour today.

Built in 2007

### **Essential Information**

MLS® #	A2216593
Price	\$419,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,256
Acres	0.03
Year Built	2007
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	604, 620 Luxstone Landing Sw
Subdivision	Luxstone
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 0B6

### **Amenities**

Amenities	Park, Playground, Visitor Parking, Dog Park
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### **Interior**

Interior Features	Ceiling Fan(s), Kitchen Island, Laminate Counters, No Smoking Home, Open Floorplan, Recessed Lighting, Storage, Vinyl Windows, Walk-In Closet(s), Track Lighting
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Private Yard
Lot Description	Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	May 2nd, 2025
Days on Market	21
Zoning	R2-T

## Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
----------------	------------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.