

# **\$369,900 - 1702, 703 Luxstone Square Sw, Airdrie**

MLS® #A2213997

**\$369,900**

3 Bedroom, 3.00 Bathroom, 1,170 sqft

Residential on 0.04 Acres

Luxstone, Airdrie, Alberta

Beautifully Finished 3-Bedroom Townhome in Luxstone Park Place! Welcome to this fully finished 3-bedroom, 2.5-bath townhome in the highly desirable community of Luxstone! Built in 2005, this well-maintained unit offers over 1,500 sq. ft. of comfortable living space and is perfectly situated close to schools, parks, shopping, and with quick access to Highway 2â€™ideal for commuters heading into Calgary.

The main level features an open-concept layout with 9-ft ceilings, a spacious living room, a convenient half bath, and a bright dining area. The kitchen is equipped with maple cabinetry, a raised breakfast bar, and newer stainless-steel appliances. Step out onto the expansive 17'10" x 12'4" deck, perfect for entertaining or enjoying family time outdoors. Upstairs, the large primary bedroom includes a walk-in closet and a cheater ensuite to the 4-piece main bath. Two additional bedrooms offer flexibility for family, guests, or a home office. The FULLY FINISHED basement includes a cozy family room, a 3-piece bathroom, LAUNDRY ROOM WITH SINK and a dedicated storage area with built-in shelving.

There are 2 ASSIGNED PARKING STALLS: #21 AND 22 JUST OUTSIDE TO THE RIGHT OF THE FRONT DOOR. This move-in-ready home is perfect for first-time buyers, young families, or investors. Donâ€™t miss outâ€™book your private showing today!

Built in 2005



## Essential Information

MLS® #	A2213997
Price	\$369,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,170
Acres	0.04
Year Built	2005
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	1702, 703 Luxstone Square Sw
Subdivision	Luxstone
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 0A4

## Amenities

Amenities	None
Parking Spaces	2
Parking	Assigned, Stall

## Interior

Interior Features	No Smoking Home, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	None
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Lot Description	Level
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 23rd, 2025
Days on Market	4
Zoning	R2-T

### **Listing Details**

Listing Office	CIR Realty
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