

# \$734,900 - 142 Luxstone View Sw, Airdrie

MLS® #A2246719

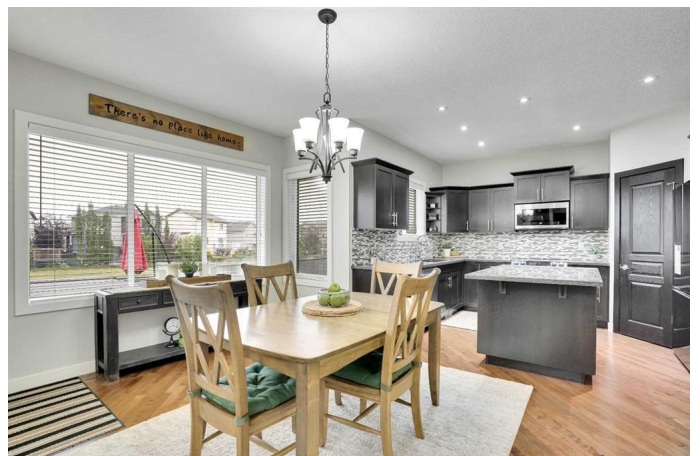
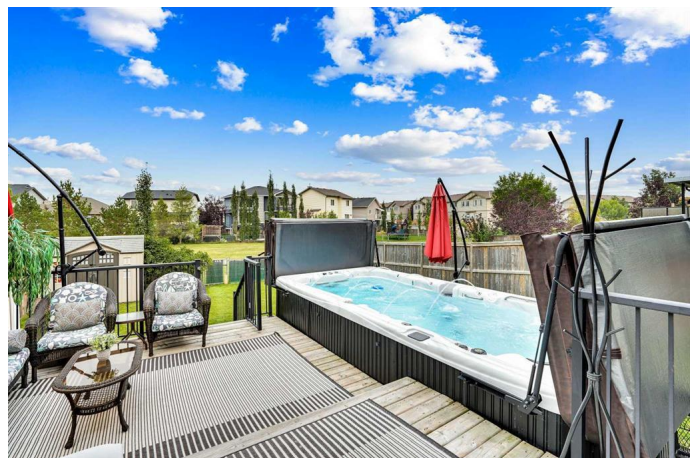
**\$734,900**

4 Bedroom, 4.00 Bathroom, 2,144 sqft

Residential on 0.12 Acres

Luxstone, Airdrie, Alberta

\*\*\*WELCOME HOME\*\*\* Nestled in a PRIME LOCATION on a HUGE LOT & backing directly onto the tranquil GREENSPACE & PARK, this beautifully UPGRADED & FULLY DEVELOPED family home boasts over 3000 sqft across 3 levels. The main level presents a stylish open-concept layout with an abundance of NATURAL LIGHT, featuring 9'™ ceilings, rich hardwood flooring & EXPANSIVE WINDOWS throughout! Designed for everyday living & entertaining, the BRIGHT & AIRY Living Room with cozy gas FIREPLACE flows seamlessly into the Dining Area & Gourmet CHEF™S KITCHEN, complete with a Large Central Island, Eat-Up Bar, UPGRADED NEWER Stainless Steel Appliances, STONE Countertops & Corner Pantry, all showcasing STUNNING VIEWS of the GREENSPACE! Completing this level is a separate DEN/OFFICE, Mudroom with built-in Open Lockers & Bench & 2pc Powder Room. Upstairs, your ENORMOUS PRIVATE MASTER RETREAT features a large WALK-IN closet, 5pc ENSUITE, complete with Double Vanities, Walk-in Shower, & an oversized Corner Soaker Tub. A HUGE BONUS ROOM with custom BUILT-INS, 2 additional Bedrooms & another FULL Bathroom round off this level. The FULLY FINISHED lower level features a Large FAMILY/REC Room, 4th Bedroom, Full 3pc Bathroom & plenty of STORAGE SPACE. This is the PERFECT spot for movie nights with the family or having friends over for the big game! Ahhhhhhhhh!



Time to Relax & Unwind! Bask in the morning sunshine in your EXPANSIVE Backyard Retreat & enjoy the peaceful VIEWS with a warm cup of coffee from your OVERSIZED Two-Tiered DECK, or later in the day fire up the BBQ, take a dip in the MASSIVE 17ft SWIM SPA/HOT TUB or simply relax with your favorite drink with friends around the Built-in Fire Pit! Take a stroll through the PARK & WALKING PATHS directly out your back gate! the perfect EXTENSION to your OUTDOOR SPACE! Your fully FENCED Backyard also includes 2 storage sheds. Additional RECENT UPGRADES include: NEW Paint, several NEW Appliances, NEW Tankless Water Heater, Central A/C, Central VAC/Electric Dustpan, Water Softener, Security System, Cameras & MORE! Located in a VIBRANT, Family-Friendly Community surrounded by Scenic PATHWAYS, Beautiful GREENSPACES & POND & Year-Round outdoor Recreation, Luxstone is loved for its strong sense of Community, exceptional livability, & countless nearby AMENITIES. Simply MOVE IN & start making new memories with your Family in this Beautiful TURN-KEY Home! \*\*Note: additional washer/dryer rough-in on main floor\*\*

Built in 2009

### **Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | A2246719  |
| Price          | \$734,900 |
| Bedrooms       | 4         |
| Bathrooms      | 4.00      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 2,144     |
| Acres          | 0.12      |
| Year Built     | 2009      |

|          |             |
|----------|-------------|
| Type     | Residential |
| Sub-Type | Detached    |
| Style    | 2 Storey    |
| Status   | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 142 Luxstone View Sw |
| Subdivision | Luxstone             |
| City        | Airdrie              |
| County      | Airdrie              |
| Province    | Alberta              |
| Postal Code | T4B 0J9              |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Central Vacuum, No Smoking Home, See Remarks, Vinyl Windows, Stone Counters, Soaking Tub, Tankless Hot Water                                        |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings, Water Softener |
| Heating           | Forced Air, Natural Gas                                                                                                                             |
| Cooling           | Central Air                                                                                                                                         |
| Fireplace         | Yes                                                                                                                                                 |
| # of Fireplaces   | 1                                                                                                                                                   |
| Fireplaces        | Gas                                                                                                                                                 |
| Has Basement      | Yes                                                                                                                                                 |
| Basement          | Finished, Full                                                                                                                                      |

### Exterior

|                   |                                                                                                                           |
|-------------------|---------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Fire Pit, Other                                                                                                           |
| Lot Description   | Back Yard, Backs on to Park/Green Space, No Neighbours Behind, Rectangular Lot, See Remarks, Views, Front Yard, Greenbelt |
| Roof              | Asphalt Shingle                                                                                                           |
| Construction      | Stone, Vinyl Siding, Wood Frame                                                                                           |
| Foundation        | Poured Concrete                                                                                                           |

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 5th, 2025 |
| Days on Market | 49                  |
| Zoning         | R1                  |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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