



THE
A-TEAM

**RE/MAX
FIRST**

141 WINDROW Link, Airdrie T4B 4K3

MLS®#: **A2116719**

Area: **Windsong**

Listing Date: **03/23/24**

List Price: **\$674,900**

Status: **Active**

County: **Airdrie**

Change: **-\$10k, 29-Apr**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Detached**
City/Town: **Airdrie**
Year Built: **2017**
Lot Information
Lot Sz Ar: **2,710 sqft**
Lot Shape:

Finished Floor Area

Abv Sqft: **1,732**
Low Sqft:
Ttl Sqft: **1,732**

DOM

57
Layout
Beds: **3 (3)**
Baths: **3.5 (3 1)**
Style: **2 Storey**

Parking

Ttl Park: **2**
Garage Sz: **2**

Access:

Lot Feat: **Back Yard,Front Yard,Lawn,Low Maintenance Landscape,Landscaped,Rectangular Lot**
Park Feat: **Double Garage Attached,Driveway,Garage Faces Front,Heated Garage**

Utilities and Features

Roof: **Asphalt Shingle**
Heating: **Forced Air**
Sewer:
Ext Feat: **Other**

Construction: **Stone,Vinyl Siding,Wood Frame**
Flooring: **Carpet,Ceramic Tile,Hardwood**
Water Source:
Fnd/Bsm: **Poured Concrete**

Kitchen Appl: **Bar Fridge,Central Air Conditioner,Dishwasher,Dryer,Electric Stove,Microwave Hood Fan,Refrigerator,Washer**
Int Feat: **Bar,Breakfast Bar,Central Vacuum,Closet Organizers,High Ceilings,Kitchen Island,Open Floorplan,Quartz Counters,Storage,Walk-In Closet(s)**
Utilities:

Room Information

Room	Level	Dimensions
Living Room	Main	15`3" x 12`2"
Kitchen	Main	14`9" x 11`5"
Bonus Room	Upper	17`7" x 15`9"
5pc Ensuite bath	Upper	
Bedroom	Upper	11`2" x 10`6"
Laundry	Upper	6`5" x 5`0"
Other	Basement	10`5" x 4`9"

Room	Level	Dimensions
Dining Room	Main	11`5" x 7`0"
2pc Bathroom	Main	
Bedroom - Primary	Upper	15`6" x 13`3"
Bedroom	Upper	11`1" x 10`9"
4pc Bathroom	Upper	
Game Room	Basement	21`9" x 14`7"
3pc Bathroom	Basement	

Title:

Fee Simple

Legal Desc:

Zoning:

R1-U**1711505**

Remarks

Pub Rmks:

Welcome home to Windrow Link! This spacious family home has plenty of natural light and an open floor plan, perfect for entertaining from your great room with cozy gas fireplace to the well appointed kitchen featuring floor to ceiling espresso cabinets, large central island with seating and upgraded stainless steel appliances and a large dining area. There are also two pantries for extra storage. The 2 piece bath completes this level. On the upper floor you have a central bonus room, laundry and 2 good sized bedrooms, main bath plus the generous sized primary bedroom with an ensuite featuring double sinks and large walk-in closet. The professionally developed basement offers more living space with the large rec room featuring a built-in 7.1 sound surround system, wet bar and 3 piece bath with upgraded shower, plus plenty of storage space. From the kitchen step into your south facing backyard to maximize the sunny summer days and enjoy the extra large composite deck and low maintenance landscaping. This home has been well maintained and features A/C, central vacuum, quartz counters throughout, engineered hardwood floors, and recently updated toilets, faucets and lighting. Enjoy the convenience of your heated double attached garage and make those chilly winter mornings a thing of the past. This home is not to be missed - call today for your viewing!

Inclusions:

Property Listed By:

garage door opener and 2 remote, all window coverings**RE/MAX Complete Realty****TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123**







