

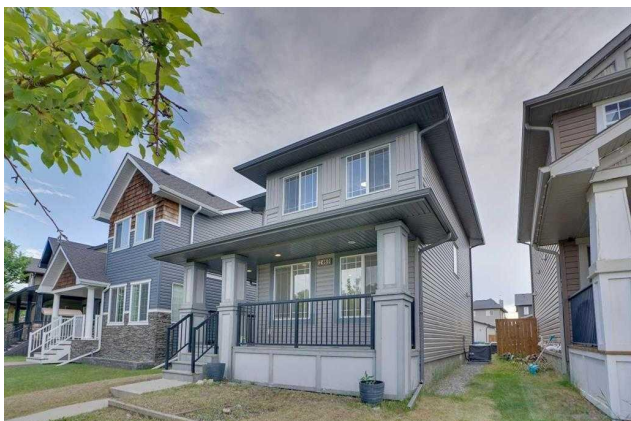


THE
A-TEAM

**RE/MAX
FIRST**

2469 RAVENSWOOD View, Airdrie T4A 0J9

MLS®#: **A2171477** Area: **Ravenswood** Listing Date: **10/07/24** List Price: **\$526,000**
 Status: **Active** County: **Airdrie** Change: **-\$14k, 28-Oct** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Detached**
 City/Town: **Airdrie** Finished Floor Area
 Year Built: **2010** Abv Sqft: **1,333**
 Lot Information Low Sqft:
 Lot Sz Ar: **3,350 sqft** Ttl Sqft: **1,333**
 Lot Shape:

DOM

75
Layout
 Beds: **3 (3)**
 Baths: **1.5 (1 1)**
 Style: **2 Storey**

Parking

Ttl Park: **4**
 Garage Sz:

Access:
 Lot Feat: **Back Lane,Back Yard,City Lot,Landscaped**
 Park Feat: **Parking Pad**

Utilities and Features

Roof: **Asphalt Shingle** Construction: **Vinyl Siding,Wood Frame**
 Heating: **Standard** Flooring: **Carpet,Vinyl Plank**
 Sewer: Water Source:
 Ext Feat: **None** Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Central Air Conditioner,Dishwasher,Gas Oven,Refrigerator,Washer/Dryer**
 Int Feat: **High Ceilings,No Animal Home,No Smoking Home,Walk-In Closet(s)**
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
Dinette	Main	10`10" x 10`6"	2pc Bathroom	Main	6`0" x 8`5"
Kitchen	Main	8`2" x 12`5"	4pc Bathroom	Upper	5`7" x 10`0"
Bedroom	Upper	9`4" x 10`8"	Bedroom	Upper	9`4" x 11`1"
Bedroom - Primary	Upper	13`8" x 13`4"	Living Room	Main	13`8" x 14`3"

Legal/Tax/Financial

Title: Zoning:

Fee Simple

Legal Desc:

0915731

R1-L

Remarks

Pub Rmks: **Welcome to this beautifully renovated and affordable single-family home featuring 3 bedrooms and 1.5 baths. As you walk through, you'll immediately notice the newly installed vinyl plank flooring and fresh paint, creating an expansive and inviting atmosphere. The living area boasts large windows that flood the space with natural light, complemented by ample recessed lighting throughout, ensuring the home is always bright and welcoming. The main floor includes a spacious two-piece bathroom equipped with a convenient laundry area. The kitchen and dining area feature sleek quartz countertops and glossy subway tile backsplash, providing a striking contrast to the dark cabinets. Upstairs, you'll find a generously sized master bedroom with a Jack and Jill 4-piece bathroom. The two additional bedrooms offer ample space, making this home perfect for a family. Located in a prime area, this property is just minutes away from all amenities, grocery stores, and restaurants. Schedule a showing with your favorite realtor today and see this stunning home for yourself!**

Inclusions:

N/A

Property Listed By:

Greater Property Group

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123

