

341 Williamstown Green NW
Airdrie, Alberta

MLS # A2161746



\$639,900

| | | | |
|------------------|--|---------------|-------------------|
| Division: | Williamstown | | |
| Type: | Residential/House | | |
| Style: | 2 Storey | | |
| Size: | 1,773 sq.ft. | Age: | 2012 (12 yrs old) |
| Beds: | 4 | Baths: | 3 full / 1 half |
| Garage: | Double Garage Attached | | |
| Lot Size: | 0.11 Acre | | |
| Lot Feat: | Back Yard, Corner Lot, Front Yard, Lawn, Level | | |

| | | | |
|--------------------|---|-------------------|----|
| Heating: | Forced Air, Natural Gas | Water: | - |
| Floors: | Carpet, Laminate | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Finished, Full | LLD: | - |
| Exterior: | Cement Fiber Board, Vinyl Siding | Zoning: | R1 |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Granite Counters, High Ceilings, Kitchen Island | | |

Inclusions: Hot Tub Negotiable

Finding a home like this in our community is truly a rare gem. Nestled just steps away from the playground and a sprawling 60+ acre nature preserve, and only a 5-minute walk to Herons Crossing Elementary School, this location is a dream for families and nature lovers alike. As you step inside, you'll be greeted by the warmth and light of the main floor, set on a charming corner lot. The space is bathed in natural light thanks to its generous windows and 9-foot ceilings, creating an inviting and airy atmosphere. Imagine cozy evenings by the gas fireplace or sunny afternoons enjoying a barbecue in your west-facing backyard with family and friends. The upper floor offers three generously sized bedrooms, a large bonus room perfect for relaxation or play, and two full bathrooms. The recent updates, including brand new carpets in all four bedrooms and a fresh, professional paint job, make this home feel brand new. The sleek, modern kitchen features granite countertops, a new electric stove, and newer appliances that cater to both style and functionality. The basement is a versatile space, meticulously developed with permits. It includes a spacious fourth bedroom, an additional bathroom, a cozy office, and ample storage space. Recent updates like the LVP flooring, new microwave, refrigerator, and dishwasher all add to the home's contemporary appeal. With thoughtful touches like PEX piping and a host of recent upgrades, this home isn't just a place to live—it's a place to thrive. Opportunities like this don't come around often, so don't let this chance slip away to make it yours.