

1218 Kingston Crescent SE
Airdrie, Alberta

MLS # A2181767



\$709,900

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|------------------|------------------------|---------------|-------------------|
| Division: | Kings Heights | | |
| Type: | Residential/House | | |
| Style: | 2 Storey | | |
| Size: | 2,180 sq.ft. | Age: | 2009 (15 yrs old) |
| Beds: | 4 | Baths: | 3 full / 1 half |
| Garage: | Double Garage Attached | | |
| Lot Size: | 0.11 Acre | | |
| Lot Feat: | Back Yard, Corner Lot | | |

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|--------------------|---------------------------------------|-------------------|----|
| Heating: | Fireplace(s), Forced Air, Natural Gas | Water: | - |
| Floors: | Carpet, Ceramic Tile, Hardwood | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Finished, Full | LLD: | - |
| Exterior: | Concrete, None, Stone, Vinyl Siding | Zoning: | R1 |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Ceiling Fan(s) | | |

Inclusions: N/A

Welcome to 1218 Kingston Crescent SE, a thoughtfully designed home that offers a seamless flow between spaces, creating a welcoming and functional environment for your family in the well-established community of King’s Height. This corner home face west accented with large windows that flood the house with lots of natural light. Enjoy an exceptional indoor / outdoor life in a home whose every detail reflects a cozy home atmosphere. Simplicity is enhanced by a balance of function, space and light, wide open rooms, hardwood floors and high ceilings. This home has been meticulously maintained and offers over 3000 square feet of living space. Main floor features; a modern open floor plan, warm natural hardwood floor throughout the main floor and a rich cabinetry in the kitchen with granite counter-tops throughout the entirety of this beautiful home. The second-floor features a spacious vaulted bonus room for your family entertainment, and massive convenience laundry room, plus 3 over-sized bedrooms include a private primary bedroom with large walk-in closets, and 5-piece ensuite, dual sinks and soaker tub. The fully developed basement features an illegal suite with an additional bedroom, a separate laundry room, and a large L-shape kitchen. This massive corner lot property features an oversize double garage, triple parking pad, RV parking pad, vinyl fencing located across the street from park and walking pathway. This exceptional home offers a rare combination of comfort, convenience, and natural beauty. Give you and your family the space you deserve. Don’t miss your chance to experience the charm of Kings Heights living. Schedule your private tour today and envision your new life in this inviting property.