

**4117, 403 Mackenzie Way SW
Airdrie, Alberta**

MLS # A2208419



\$269,900

Division:	Midtown		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	759 sq.ft.	Age:	2013 (12 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	0.02 Acre		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	See Remarks	Sewer:	-
Roof:	-	Condo Fee:	\$ 465
Basement:	-	LLD:	-
Exterior:	Vinyl Siding	Zoning:	M3
Foundation:	-	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

This 2-bedroom, 2-bathroom + den home offers an excellent price for main floor access and quick possession. This apartment features a functional layout and a spacious kitchen. A den complements the two generously sized bedrooms. One of the highlights of this home is the main floor access to a grassy area, perfect for walking your pet or catching the bus. There's no need to worry about Alberta's hail and snow seasons, as this home comes with a fantastic heated, underground, titled parking stall, along with ample visitor parking. The apartment includes a functional layout, in-suite laundry, two bedrooms, two bathrooms, and a den. This home offers an excellent price for main floor access and quick possession. Creekside Village fosters a strong sense of community. It is surrounded by all the amenities you could want, including grocery stores, pubs, coffee shops, yoga studios, Midtown Shopping Square, dentists, Tim Hortons, and Shoppers. Enjoy a maintenance-free lifestyle, as the condo fees cover heat, utilities, and much more.