

\$589,900 - 539 Luxstone Place Sw, Airdrie

MLS® #A2204839

\$589,900

3 Bedroom, 3.00 Bathroom, 1,393 sqft
Residential on 0.09 Acres

Luxstone, Airdrie, Alberta

This house checks all the boxes; you will love it, and your insurance company will love it, too! A finished PERMITTED basement, A/C, WATER SOFTNER, Class 4

HAIL-RESISTANT shingles, durable HARDIE BOARD siding, a CORNER LOT with RV Parking and an OVERSIZED 22'10 x 23'1 Garage with 8' door will appease the buyer who is seeking a turnkey home. Inside, the upgraded finishings are to be admired, such as HARDWOOD throughout the main and second floors, a stunning CUSTOM KITCHEN with birchwood dovetail full extension soft close floor-to-ceiling cabinetry, beautiful backsplash, sleek stainless steel appliances and a whole house REVERSE OSMOSIS water system. Entertaining will be a breeze, and the open-concept kitchen, dining room, and living room which has a focal point fireplace and a charming front bay window. A powder room and closets with built-in storage, which you will find throughout the home, complete the main level. Upstairs, the spacious primary bedroom with an ensuite bathroom, walk-in closet, and upgraded closet system is the perfect owners retreat. Two additional bedrooms are a great size and function perfectly for the kids, guests, or even a home office. The additional four-piece bathroom and laundry add convenience to daily life. Unwind at the end of the day in the finished basement, which offers a spacious flex space with a cozy corner fireplace, a spa-like bathroom with STEAM SHOWER, and



a bonus area which can function as a home gym or hobby area. Offered for sale for the FIRST TIME, this home has been LOVINGLY maintained and is ready for its next chapter. Luxstone offers plentiful amenities to get you outdoors, such as walking paths, a scenic pond, proximity to schools, shopping, and so much more.

Built in 2007

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2204839 |
| Price | \$589,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,393 |
| Acres | 0.09 |
| Year Built | 2007 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 539 Luxstone Place Sw |
| Subdivision | Luxstone |
| City | Airdrie |
| County | Airdrie |
| Province | Alberta |
| Postal Code | T4B 0A1 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 2 |
| Parking | Double Garage Detached, RV Access/Parking |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Kitchen Island, Quartz Counters |
| Appliances | Bar Fridge, Central Air Conditioner, Dishwasher, Freezer, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 2 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|-----------------------|
| Exterior Features | BBQ gas line |
| Lot Description | Back Lane, Corner Lot |
| Roof | Shingle, See Remarks |
| Construction | Cement Fiber Board |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 28th, 2025 |
| Days on Market | 7 |
| Zoning | R1-L |

Listing Details

| | |
|----------------|------------|
| Listing Office | LPT Realty |
|----------------|------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.