

**923 Windsong Drive SW**  
**Airdrie, Alberta**

**MLS # A2261197**



**\$699,900**

<b>Division:</b>	Windsong		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,632 sq.ft.	<b>Age:</b>	2010 (15 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached, Insulated		
<b>Lot Size:</b>	0.12 Acre		
<b>Lot Feat:</b>	Back Yard, Landscaped, Rectangular Lot		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Closet Organizers, No Smoking Home, Open Floorplan, Walk-In Closet(s)		

**Inclusions:** None

**BEST DEAL in Airdrie at this Price! WELCOME TO THIS STUNNING FORMER SHOWHOME in Airdrie's Windsong. FRESHLY painted inside and READY for New Owners. Tons of upgrades and beautiful details throughout including custom built-in cabinets, quartz counters throughout, custom millwork, 9' ceilings on the main and upper floors and tile and hardwood floors. Fantastic curb appeal with large front entry and covered porch. Upon entering you're greeted by a spacious entry, large private main floor den with custom built-in desk. The open-concept layout leads you into the main living area with incredible chef's kitchen, featuring off-white cabinetry, quartz countertops, a massive island, double wall ovens, a gas cooktop, a walk-in pantry and butler's pantry with bar fridge with prep sink. Comfortable eating area off the kitchen and elegant living room with gas fireplace and custom window coverings. Loads of storage in the back mudroom and laundry room and easy access to the backyard. Upstairs you're greeted by a large bonus room and huge walk-in linen closet. The huge primary suite which is private from the other bedrooms has a gorgeous 5 pc en-suite with deep soaker tub, 2 separate sinks, spacious walk-in shower with 2 separate shower heads and there's a huge walk-in closet with custom built-ins. There are 2 nice sized kids bedrooms and a main bath with 2 dual sinks. The unfinished basement is prime for your custom development ideas – gym, another bedroom or 2 or large entertainment area and has several good sized windows to help brighten it up. Outside the south facing yard is nicely landscaped with a huge new composite deck, pergola, several privacy trees well on their way and it's fully fenced. Walk to school just a block away and play in many of the parks, pathways and**

recreation centers nearby. Come take a look and live the dream! Conveniently located and easy access to Costco, Cross Iron Mills shopping, and quick access to Calgary.