

# \$244,990 - 4314, 403 Mackenzie Way Sw, Airdrie

MLS® #A2231393

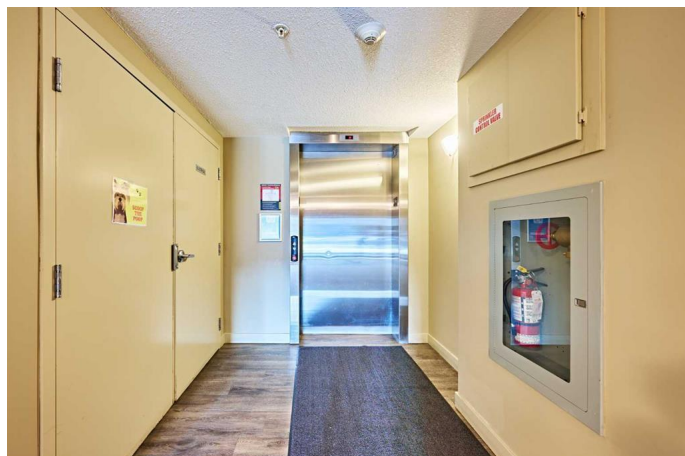
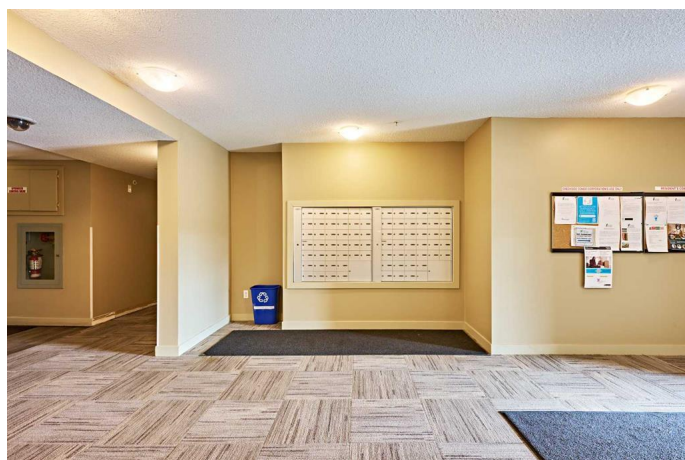
**\$244,990**

2 Bedroom, 1.00 Bathroom, 571 sqft

Residential on 0.00 Acres

Downtown., Airdrie, Alberta

Lovely living in Downtown Airdrie with numerous amenities within walking distance, Welcome to your bright, spacious, well-designed, quiet, and move-in ready 2-bedroom, 1-bath CONDO in the Creekside Crossing complex. This apartment is perfect and MOVE-IN condition for those who are seeking comfort and affordability. This contemporary 2-bedroom, 1-bathroom condo with open concept floor plan has been FRESHLY PAINTED, NEW Stone Plastic Composite (SPC) flooring throughout the main area and two bedrooms. The open-concept design flows into a modern kitchen featuring with black GRANITE countertops with an eating bar, upgraded stainless steel appliances, and a generous pantry/storage room. Step out the living room door onto your covered EAST balcony which is a great place to relax or family barbeque. The primary bedroom offers a tranquil retreat with a walk-through closet. A nicely sized second bedroom and in-suite laundry, enhance the home's functionality. An ASSIGNED parking stall #48 and visitor parking in front of the building make you and your friends convenient. The complex is PET FRIENDLY, allowing one dog or cat (<50lb). Enjoy a maintenance-free lifestyle, as the condo fees cover heat, water, sewer, and much more. Centrally located at a near parks, paths, groceries, coffee shops, dining, dentists, the gym, public transit and more. Easy access to Highway 2 and Stoney Trail. This condo is



ready for you. Whether you're a FIRST-TIME buyer, an INVESTOR, or DOWNSIZING. Don't miss the chance, Book a showing today!

Built in 2013

### Essential Information

MLS® #	A2231393
Price	\$244,990
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	571
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	4314, 403 Mackenzie Way Sw
Subdivision	Downtown.
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 3V7

### Amenities

Amenities	Elevator(s), Snow Removal, Visitor Parking
Parking Spaces	1
Parking	Assigned, Stall

### Interior

Interior Features	Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Baseboard

Cooling	None
# of Stories	4

## Exterior

Exterior Features	Balcony
Construction	Stucco, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 15th, 2025
Days on Market	4
Zoning	M3

## Listing Details

Listing Office	Homecare Realty Ltd.
----------------	----------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.