

# \$464,900 - 606, 280 Williamstown Close Nw, Airdrie

MLS® #A2207542

**\$464,900**

4 Bedroom, 4.00 Bathroom, 1,724 sqft

Residential on 0.04 Acres

Williamstown, Airdrie, Alberta

Welcome to Williamstown, y'all! This extremely well cared for and maintained END UNIT townhome offers the following from the bottom to the top! MAIN FLOOR: A beautifully designed and executed (by the Sellers) entrance way to start with a home gym that could be a bedroom, office/den, a room for a nanny or whatever you want it to be with a full bathroom on the same level. SECOND FLOOR: A wonderfully spacious open concept floor plan, drenched with natural light, with a big list of inclusions and upgrades, S/S appliances include high-end Miele dishwasher, Samsung chef collection fridge, induction stove and microwave, top of the line blinds, 22 pot lights, laminate throughout south facing balcony, renovated powder room, and an electric tiled-to-the-ceiling fireplace and mantle. THIRD FLOOR: A primary bedroom with a renovated dual vanity, stand up shower ensuite and spacious walk-in closet, two additional bedrooms down the hall, yet another bathroom and upper level laundry to boot! BIG THINGS TO NOTE: A/C (2024), Whole home water filtration system, humidifier, HEATED double attached garage with two additional parking pad spaces and 240V plug. Also, pets are allowed with board approval/restrictions. If you don't know, Airdrie is just 15 minutes north of Calgary, easily accessible via Highway 2, and connects to the city through Deerfoot Trail for a super quick commute. With grocery stores, restaurants and shopping nearby, this home is probably perfect for you and probably



won't last long! Book your showing today!!

Built in 2014

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2207542      |
| Price          | \$464,900     |
| Bedrooms       | 4             |
| Bathrooms      | 4.00          |
| Full Baths     | 3             |
| Half Baths     | 1             |
| Square Footage | 1,724         |
| Acres          | 0.04          |
| Year Built     | 2014          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Storey      |
| Status         | Active        |

### Community Information

|             |                                |
|-------------|--------------------------------|
| Address     | 606, 280 Williamstown Close Nw |
| Subdivision | Williamstown                   |
| City        | Airdrie                        |
| County      | Airdrie                        |
| Province    | Alberta                        |
| Postal Code | T4B 4B6                        |

### Amenities

|                |                                                              |
|----------------|--------------------------------------------------------------|
| Amenities      | Visitor Parking                                              |
| Parking Spaces | 4                                                            |
| Parking        | Double Garage Attached, Driveway, Heated Garage, Parking Pad |
| # of Garages   | 2                                                            |

### Interior

|                   |                                                                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Ceiling Fan(s), Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Recessed Lighting, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Oven, Garage Control(s), Induction Cooktop, Washer                                                           |

|                 |                                     |
|-----------------|-------------------------------------|
| Heating         | Forced Air, Natural Gas, Electric   |
| Cooling         | Central Air                         |
| Fireplace       | Yes                                 |
| # of Fireplaces | 1                                   |
| Fireplaces      | Electric, Living Room, Tile, Marble |
| Basement        | None                                |

## Exterior

|                   |                                      |
|-------------------|--------------------------------------|
| Exterior Features | Balcony                              |
| Lot Description   | Back Lane, Low Maintenance Landscape |
| Roof              | Asphalt Shingle                      |
| Construction      | Vinyl Siding, Wood Frame             |
| Foundation        | Poured Concrete                      |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 3rd, 2025 |
| Days on Market | 16              |
| Zoning         | R2-T            |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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