

\$689,900 - 184 Reunion Close Nw, Airdrie

MLS® #A2253608

\$689,900

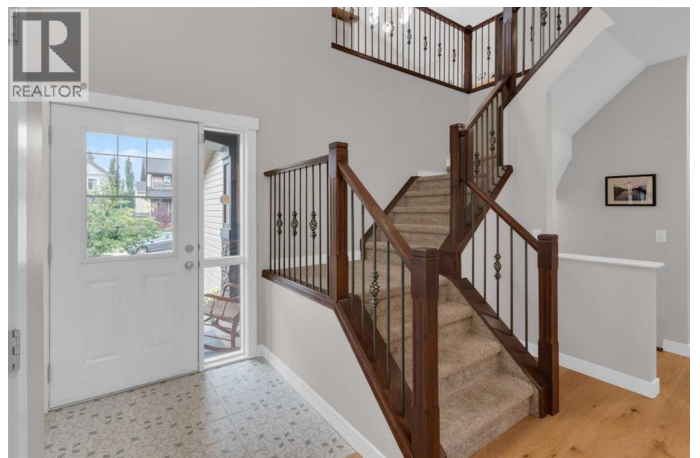
4 Bedroom, 4.00 Bathroom, 2,307 sqft

Single Family on 0.10 Acres

Reunion, Airdrie, Alberta

****PRICE ADJUSTMENT OCT 10****

WELCOME HOME to this beautifully maintained property, offered for sale by its original owners. This home is perfect for your growing family - over 3300 sq ft fully developed, w/4 bed/3.5 bath. As you enter the property note the large landing leading to your very generous foyer w/room for a bench. To your left past the stairs note the private half bath w/cheerful wallpaper for a modern boho look. Off to your right as you enter the MAIN FLOOR OPEN CONCEPT LIVING SPACE note the HOME OFFICE/DEN area w/glass doors for privacy. This room also makes a perfect playroom - just close the doors when the kids are done playing for the day. The main living space is highlighted by a GAS FIREPLACE, newer ENGINEERED HARDWOOD FLOORING in a warm, modern white oak color, 9 foot ceilings & loads of windows. The kitchen has a MODERN flat top ISLAND w/GRANITE countertops, upgraded SS APPLIANCES (inc a gorgeous HOOD FAN) & appealing backsplash. The walk through pantry leads to a mudroom w/lots of hooks & a bench perfect for arranging all of the kid's coats and shoes. As you make your way upstairs note the beautiful wood & iron railings leading to your BONUS ROOM space across the front part of the house. This space is flooded w/light from the SOUTH FACING WINDOWS & the vaulted ceilings lend to the grand feel of the space. The 2 secondary bedrooms are generously sized &



are serviced by a 4 pc bath. The very functional LAUNDRY ROOM has FRONT LOAD washer/dryer & leads to a walk through to the PRIMARY BEDROOM closet (extremely smart & functional layout). The primary suite is highlighted w/tons of space & views of the established backyard. The SPA LIKE ENSUITE boasts 2 sep sink areas, a large STAND ALONE SHOWER as well as a private water closet & a relaxing SOAKER TUB. Next, come down the stairs to the FULLY PERMITTED, FULLY DEVELOPED basement.

Here you will find your 4 bedroom w/large window, another full bath & a massive rec room space (room for a gym, TV area & more). Throughout all 3 floors there is generous storage. Outside the yard has been meticulously landscaped & is so private & welcoming. Loads of work & heart has been poured into the space & the new owners will reap the rewards of the mature trees & various living spaces. The shingles are newer (2014)& the overhead GARAGE door is in the process of being replaced. The final highlight of this home is the CENTRAL AC - summer will be here again eventually! This home is a must see. (id:6289)

Built in 2009

Essential Information

Listing #	A2253608
Price	\$689,900
Bedrooms	4
Bathrooms	4.00
Half Baths	1
Square Footage	2,307
Acres	0.10
Year Built	2009
Type	Single Family
Sub-Type	Freehold

Community Information

Address	184 Reunion Close Nw
Subdivision	Reunion
City	Airdrie
Province	Alberta
Postal Code	T4B0M3

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	Closet Organizers, Level
Parking Spaces	4
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Microwave, Garage door opener
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Stone, Vinyl siding
Exterior Features	Landscaped, Lawn
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	Century 21 Masters
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