

# \$245,000 - 1206, 604 8 Street Sw, Airdrie

MLS® #A2235671

## \$245,000

2 Bedroom, 1.00 Bathroom, 816 sqft

Residential on 0.00 Acres

Luxstone, Airdrie, Alberta

Welcome to this lovely 815 sq ft condo offering comfort and convenience in the vibrant city of Airdrie. Freshly painted throughout, this unit feels light and inviting from the moment you step inside.

The spacious living room opens onto an east-facing balcony, perfect for enjoying sunny mornings or relaxing with your favorite drink. Enjoy a open concept layout with a functional kitchen and dining area, a 4-piece bathroom, and two bedrooms ready for your personal touch. Being the closest unit to the elevator is a huge bonus for busy families or anyone who wants a little extra convenience.

The building is secure with security doors, providing peace of mind. This condo unit comes with one assigned parking stall and offers affordable, low-maintenance living close to parks, shopping, and all the amenities Airdrie has to offer.

Whether you're stepping into homeownership for the first time or looking to simplify your lifestyle, this condo is a fantastic choice. Don't miss it—book your viewing today!

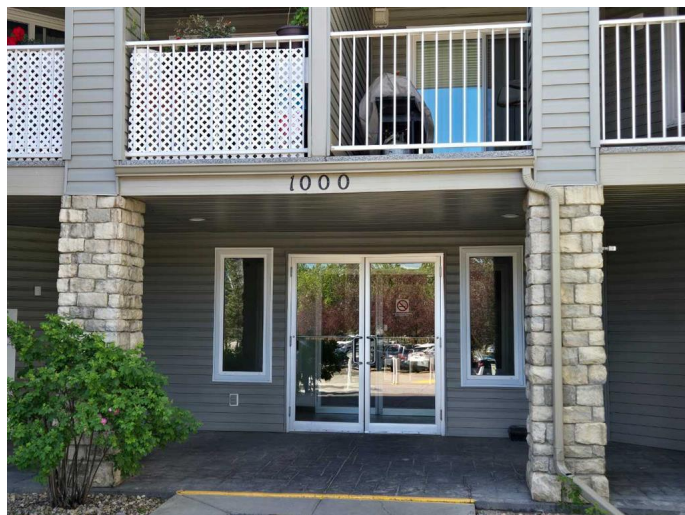
Built in 2002

## Essential Information

MLS® # A2235671

Price \$245,000

Bedrooms 2



Bathrooms	1.00
Full Baths	1
Square Footage	816
Acres	0.00
Year Built	2002
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	1206, 604 8 Street Sw
Subdivision	Luxstone
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2W4

### Amenities

Amenities	Elevator(s), Visitor Parking, Parking, Trash
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	Open Floorplan
Appliances	Dishwasher, Range Hood, Refrigerator, Washer/Dryer Stacked, Stove(s), Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame

### Additional Information

Date Listed	June 29th, 2025
Days on Market	70

Zoning

DC-07

## **Listing Details**

Listing Office

Royal LePage Wildrose Real Estate -Olds

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