

\$777,000 - 274 Kingsbury View Se, Airdrie

MLS® #A2225715

\$777,000

4 Bedroom, 4.00 Bathroom, 2,392 sqft

Residential on 0.11 Acres

Kings Heights, Airdrie, Alberta

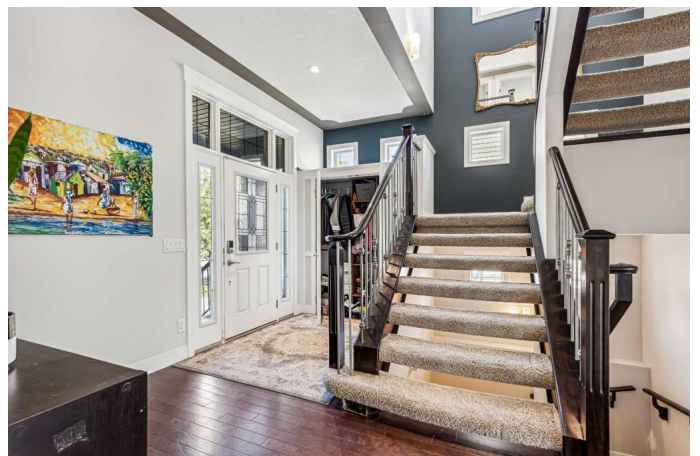
This is the home you have been waiting for!

Nestled in the highly sought-after Kings Heights, this stunning 2-storey, 4-bedroom, 3-bathroom home offers luxurious living and an unbeatable location, with both Heloise Lorimer School and École des Hautes-Plaines / Airdrie Francophone School within walking distance.

Step inside and be greeted by a grand entrance featuring an open foyer, 10-foot ceilings, and a floating staircase. The spacious living room features a fireplace and large windows, bathing the space in natural light. Throughout the home, you'll find elegant granite countertops and custom 5-inch baseboards and custom paint finishings, adding a touch of luxury. The full-sized kitchen includes a convenient walkthrough pantry, perfect for any home chef.

The private backyard is a true oasis, with over \$40,000 in upgrades, including a large stamped concrete patio, a custom-built deck, lush trees, and maintenance-free astroturf. Backing onto a serene greenspace, it provides ample room for outdoor entertaining and relaxation.

Upstairs, the primary bedroom is a sanctuary with vaulted ceilings, a double vanity 5-piece ensuite, and a generous walk-in closet. Two additional well-sized bedrooms and a bonus



room with a stylish salon to complete the upper level. The fully developed basement offers an extra-large bedroom, a versatile rec room, and a full bathroom.

Recent upgrades enhance comfort and convenience, including a newer tankless hot water tank (2023) and newer fridge, stove, and washer (2022). Situated on a quiet street, this home is also conveniently close to shopping, restaurants, amenities, and offers easy access to major highways.

Don't miss the opportunity to make this exquisite property your own. Call your favorite realtor to view today!

Built in 2009

Essential Information

MLS® #	A2225715
Price	\$777,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,392
Acres	0.11
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	274 Kingsbury View Se
Subdivision	Kings Heights
City	Airdrie
County	Airdrie
Province	Alberta

Postal Code	T4A0E0
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Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Soaking Tub, Vaulted Ceiling(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Tankless Water Heater, Washer/Dryer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, Low Maintenance Landscape, Greenbelt
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 5th, 2025
Days on Market	67
Zoning	R1
HOA Fees	84
HOA Fees Freq.	ANN

Listing Details

Listing Office	Real Broker
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