

# \$289,900 - 2212, 403 Mackenzie Way Sw, Airdrie

MLS® #A2257990

## \$289,900

2 Bedroom, 2.00 Bathroom, 762 sqft

Residential on 0.00 Acres

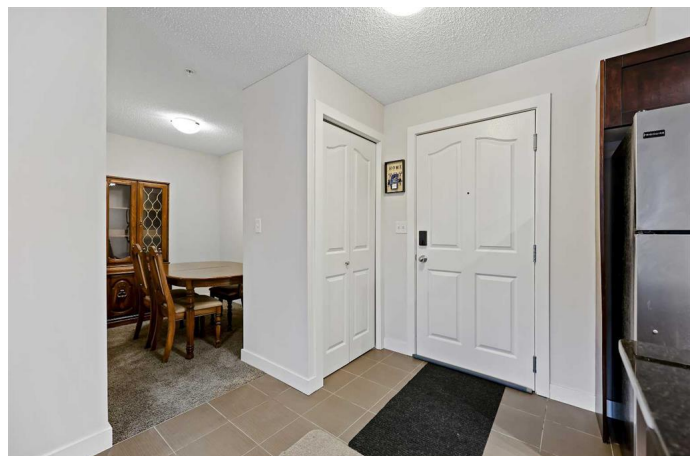
Downtown., Airdrie, Alberta

Welcome to DOWNTOWN Airdrie! This BRIGHT and SPACIOUS, 2BED + 2Bath with SOUTH exposure awaits. Step inside to OPEN CONCEPT floorplan! FLEX SPACE is perfect for home OFFICE, private dining space or STORAGE. Kitchen with lots of cabinets, GRANITE counters, stainless steel appliances, ISLAND with room for SEATING. SPLIT FLOORPLAN has primary on one side, complete with WALK-IN CLOSET and private ENSUITE. Across the living room is second SPACIOUS bedroom , 4-piece bath, IN-SUITE LAUNDRY with stacked washer/dryer, and lovely SOUTH FACING covered balcony with room for patio and BBQ. One TITLED UNDERGROUND parking spot protects your car from the elements. ELEVATOR makes this a very ACCESSIBLE option. All this in a well managed complex, WALKABLE to shopping, paths, transit and amenities.

Built in 2013

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2257990  |
| Price          | \$289,900 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 762       |
| Acres          | 0.00      |
| Year Built     | 2013      |



|          |                   |
|----------|-------------------|
| Type     | Residential       |
| Sub-Type | Apartment         |
| Style    | Single Level Unit |
| Status   | Active            |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 2212, 403 Mackenzie Way Sw |
| Subdivision | Downtown.                  |
| City        | Airdrie                    |
| County      | Airdrie                    |
| Province    | Alberta                    |
| Postal Code | T4B 3V7                    |

### Amenities

|                |                                                                             |
|----------------|-----------------------------------------------------------------------------|
| Amenities      | Elevator(s), Parking, Secured Parking, Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 1                                                                           |
| Parking        | Parkade, Titled, Underground, Owned                                         |
| # of Garages   | 1                                                                           |

### Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Storage, Walk-In Closet(s) |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings  |
| Heating           | Baseboard                                                                                     |
| Cooling           | None                                                                                          |
| # of Stories      | 4                                                                                             |

### Exterior

|                   |                                         |
|-------------------|-----------------------------------------|
| Exterior Features | Balcony                                 |
| Construction      | Stone, Stucco, Vinyl Siding, Wood Frame |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 17th, 2025 |
| Days on Market | 43                   |
| Zoning         | M3                   |

### Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | Royal LePage Solutions |
|----------------|------------------------|

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