

# \$599,600 - 752 Langley Terrace Se, Airdrie

MLS® #A2258040

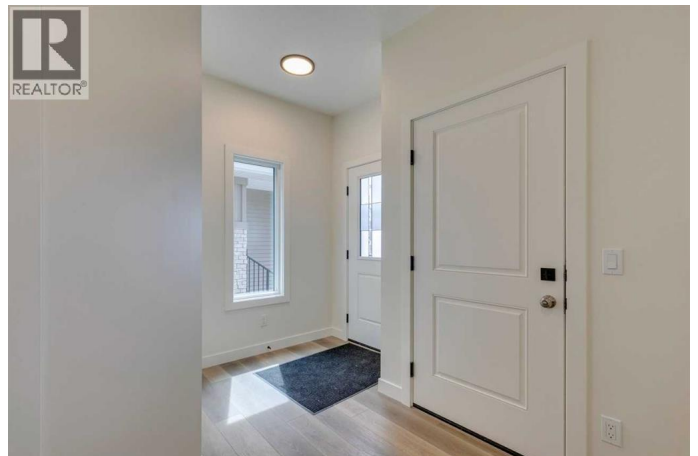
**\$599,600**

4 Bedroom, 3.00 Bathroom, 1,884 sqft

Single Family on 0.07 Acres

Lanark, Airdrie, Alberta

Built by a trusted builder with over 70 years of experience, this duplex showcases on-trend, designer-curated interior selections tailored to feel personalized to you. With energy-efficient and smart home features, plus moving concierge services included, this home makes everyday living effortless. Enjoy the convenience of a side entrance and a main floor bedroom with a full bath and soaker tub. The kitchen is designed for both function and style with stainless steel appliances, chimney hood fan with built-in microwave, tile backsplash, and a walk-in pantry. For added entertaining space, step onto the rear wood deck with BBQ gas line rough-in. The main living area offers a 9' ceiling that creates a bright and open atmosphere, while upstairs a vaulted ceiling in the bonus room adds extra charm. The spacious 5-piece ensuite includes dual vanities, undermount sinks, a soaker tub, and a walk-in shower. Extra windows throughout ensure the home is filled with natural light. This energy-efficient duplex is Built Green certified, featuring triple-pane windows, a high-efficiency furnace, and a solar chase for a solar-ready setup. With blower door testing, buyers may be eligible for up to 25% mortgage insurance savings, and an electric car charger rough-in is included for future-ready convenience. Equipped with a full range of smart home technology, the duplex includes a programmable thermostat, Ring camera doorbell, smart front door lock, and motion-activated switches – all seamlessly



controlled via an Amazon Alexa touchscreen hub. Photos are representative. (id:6289)

Built in 2025

**Essential Information**

Listing #	A2258040
Price	\$599,600
Bedrooms	4
Bathrooms	3.00
Square Footage	1,884
Acres	0.07
Year Built	2025
Type	Single Family
Sub-Type	Freehold

**Community Information**

Address	752 Langley Terrace Se
Subdivision	Lanark
City	Airdrie
Province	Alberta
Postal Code	T4A3R1

**Amenities**

Amenities	Park, Playground, Schools, Shopping
Features	No Animal Home, No Smoking Home, Level
Parking Spaces	2
Parking	Attached Garage
# of Garages	1

**Interior**

Appliances	Refrigerator, Range - Electric, Dishwasher, Microwave, Microwave Range Hood Combo, Hood Fan, Water Heater - Tankless
Heating	Natural gas Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	2

**Exterior**

Exterior	Vinyl siding
Construction	Wood frame
Foundation	Poured Concrete

## **Listing Details**

Listing Office      Bode Platform Inc.



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