

\$360,000 - 104, 2001 Luxstone Boulevard Sw, Airdrie

MLS® #A2254513

\$360,000

3 Bedroom, 3.00 Bathroom, 1,294 sqft
Residential on 0.03 Acres

Luxstone, Airdrie, Alberta

PRICE DECREASE!! Welcome to #104 2001 Luxstone Blvd SW in Airdrie's desirable Luxstone community! This well-kept townhouse offers excellent value, with 3 bedrooms, 2.5 bathrooms, and a fully finished basement. The main level features a living room with a bay window, half bathroom, and a kitchen with generous cabinetry. This opens onto a bright dining room, overlooking the backyard and beautiful shared green space. Heading upstairs, you will find a spacious south-facing primary bedroom, two additional bedrooms across the hall, and a convenient centrally located full bathroom. The fully finished basement provides additional living space that would be perfect for a family room, office, guest area, or home gym. In addition, the basement offers an additional room, full bathroom, laundry room, and plenty of storage space. This home features a front porch surrounded by trees as well as a back deck, and a backyard complete with its own private storage shed. Directly out front are two assigned parking stalls. With low condo fees and a prime location near parks, schools, shopping centres, as well as quick highway access, this home delivers unbeatable value, in this vibrant, family-friendly community. Don't miss your chance to make this beautiful home your own!

Built in 2002

Essential Information



MLS® #	A2254513
Price	\$360,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,294
Acres	0.03
Year Built	2002
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	104, 2001 Luxstone Boulevard Sw
Subdivision	Luxstone
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2Y6

Amenities

Amenities	Parking, Visitor Parking
Parking Spaces	2
Parking	Assigned, Stall

Interior

Interior Features	Ceiling Fan(s), Storage
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Window Coverings, Electric Oven, Freezer, Garburator, Microwave, Other, Oven, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Other
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior Features	Private Entrance
-------------------	------------------

Lot Description	Backs on to Park/Green Space, Few Trees
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 10th, 2025
Days on Market	33
Zoning	R2-T

Listing Details

Listing Office	Engel & Völkers Calgary
----------------	-------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.