



## 106 Kingfisher Crescent SE, Airdrie, Alberta - \$544,900



Main Photo

### Property Description

OPEN HOUSE SUNDAY SEPT 21st, 11-1pm. Welcome to 106 Kingfisher Crescent SE in the sought-after community of King's Heights — One of Airdrie's top ranked family neighbourhoods, celebrated for its schools, pathways, and family-friendly atmosphere. This beautifully maintained, fully finished 2-storey semi-detached home offers over 2,200 sq ft of developed living space with 4 bedrooms and 3.5 bathrooms, including a professionally developed basement (2024, with permits).

Step inside to a bright, open-concept main level featuring 9' ceilings, brand new luxury vinyl plank flooring, and a seamless flow between kitchen, dining, and living areas — perfect for family life and entertaining. Upstairs, the spacious primary suite offers a 3-piece ensuite and walk-in closet, complemented by two additional well-sized bedrooms, a second full bath, and upper-level laundry. The basement adds a fourth bedroom, third full bath, and large rec room, ideal for teens, guests, or family movie nights. Additional highlights include an oversized single attached garage with storage, nearly maintenance-free backyard



with premium evergreen turf, and a new on-demand hot water system. The location is exceptional: just 4 minutes to both the public and Catholic K-6 schools, 5 minutes to Kingsview Market, and only half a block to pathways that link to ponds, parks, and greenspaces. Commuting is a breeze with quick access to the QE2 Highway. Aggressively priced for a quick sale, this move-in ready home offers the perfect blend of style, functionality, and family-friendly living in one of Airdrie's most desirable communities.

## REALTOR Referral

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*Courtesy Of: KIC Realty*



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