

# \$309,000 - 8307, 403 Mackenzie Way Sw, Airdrie

MLS® #A2222950

**\$309,000**

3 Bedroom, 2.00 Bathroom, 916 sqft

Residential on 0.00 Acres

Downtown., Airdrie, Alberta

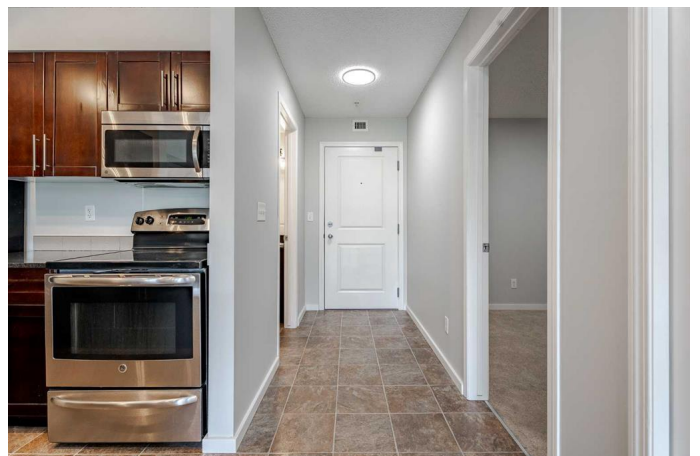
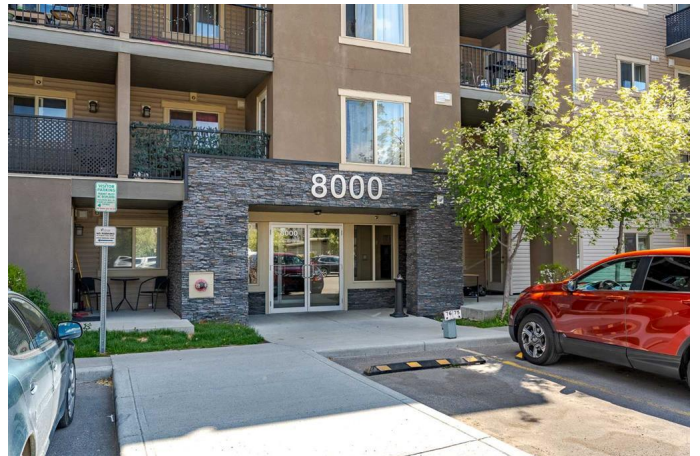
This impeccable 3 bedroom, 2 bathroom condo offers comfort and convenience in a well-maintained space. Whether you're a **FIRST-TIME HOME BUYER, SAVVY INVESTOR, RETIREE, or DOWNSIZER**, this versatile condo is perfect! Freshly painted throughout, it features an open layout, suited for everyday living. The modern kitchen features stainless steel appliances and granite countertops. The primary bedroom offers a walk through closet and a 4 piece ensuite while the 2 other bedrooms share the main 4 piece bathroom. A full sized washer/dryer is ideally located in the large storage room, big enough to store your bikes or strollers. Enjoy your spacious balcony overlooking the green space, ideal for relaxing with your morning coffee or entertaining friends & family. And with titled underground parking, you'll have peace of mind knowing your vehicle is secure and easily accessible. Nestled in a **WALKABLE COMMUNITY** with countless amenities, this location is unmatched: **WALKING PATHS, GROCERY STORES, GYMS, SHOPPING, COFFEE SHOPS, AND BUS ROUTES** are all steps away. A perfect blend of style and practicality in a prime location!

Built in 2015

## Essential Information

MLS® #

A2222950



|                |                   |
|----------------|-------------------|
| Price          | \$309,000         |
| Bedrooms       | 3                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 916               |
| Acres          | 0.00              |
| Year Built     | 2015              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 8307, 403 Mackenzie Way Sw |
| Subdivision | Downtown.                  |
| City        | Airdrie                    |
| County      | Airdrie                    |
| Province    | Alberta                    |
| Postal Code | T4B3V7                     |

### Amenities

|                |                                                            |
|----------------|------------------------------------------------------------|
| Amenities      | Elevator(s), Parking, Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 1                                                          |
| Parking        | Titled, Underground                                        |

### Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Granite Counters, No Animal Home, No Smoking Home, Storage                    |
| Appliances        | Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Baseboard                                                                                     |
| Cooling           | None                                                                                          |
| # of Stories      | 4                                                                                             |

### Exterior

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | Balcony, Courtyard, Lighting |
| Construction      | Vinyl Siding                 |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 24th, 2025 |
| Days on Market | 25             |
| Zoning         | M3             |

**Listing Details**

|                |                             |
|----------------|-----------------------------|
| Listing Office | Legacy Real Estate Services |
|----------------|-----------------------------|

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