

# \$900,000 - 225 Kingsmere Cove Se, Airdrie

MLS® #A2249190

**\$900,000**

4 Bedroom, 4.00 Bathroom, 2,207 sqft

Residential on 0.10 Acres

Kings Heights, Airdrie, Alberta

Imagine starting your mornings with coffee on a large WEST-FACING deck, overlooking a peaceful pond and lush greenspace. Welcome to 225 Kingsmere Cove – a home where everyday life feels just a little more special. Perfectly set in the friendly, family-focused community of King’s Heights, this 4-bedroom, 3.5-bathroom WALK-OUT home delivers the space, style, and setting your family deserves. Inside, 15-foot open-to-below ceilings flood the living room with natural light, making it a true gathering place. Rich HARDWOOD floors add warmth, while a MAIN FLOOR OFFICE provides a quiet spot for work or study. The kitchen is refreshed with ivory-white cabinetry, GRANITE countertops, and stainless-steel appliances, and includes a spacious walk-through pantry for effortless organization. The pantry connects directly to a large mudroom – the ideal drop zone to keep jackets, boots, and everyday clutter neatly out of sight. From the dining room, sliding doors open to your oversized west-facing deck – your private front-row seat to glowing sunsets over the pond, evening barbecues with friends, and quiet mornings with coffee in the fresh air. Upstairs, NEW VINYL PLANK flooring gives the entire level a fresh, modern feel. A versatile bonus room adapts to your lifestyle – whether it becomes a home theatre, playroom, reading lounge, or fitness space. Three bedrooms provide space for everyone, while the primary suite stands out as a private retreat.



Overlooking the pond, it features a spa-inspired ensuite with a deep soaker tub, stand-up shower, and updated counters. A walk-in closet completes the suite, keeping everything neatly organized and within reach. The fully finished walk-out basement is a complete extension of your living space with bright windows and direct yard access. IN-FLOOR HEATING, a fourth bedroom, and a full bathroom make it perfect for guests, teens, or even a home business. The yard is landscaped with premium turf for a lush look without the upkeep and highlighted by pear and cherry trees that add a touch of natural beauty each season. Add in a HEATED GARAGE and a NEW AIR CONDITIONING unit, and youâ€™re set for comfort in every season. Here, every day feels a little easier â€“ with sunsets over the pond, welcoming streets, and a home built for both comfort and connection.

Built in 2014

**Essential Information**

MLS® #	A2249190
Price	\$900,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,207
Acres	0.10
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	225 Kingsmere Cove Se
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Subdivision	Kings Heights
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4A 0S1

### **Amenities**

Parking Spaces	2
Parking	Double Garage Attached, Heated Garage
# of Garages	2

### **Interior**

Interior Features	Bar, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer, Window Coverings
Heating	In Floor, Forced Air, Natural Gas, Radiant
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### **Exterior**

Exterior Features	BBQ gas line, Private Yard, Lighting
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Fruit Trees/Shrub(s), Low Maintenance Landscape, No Neighbours Behind, Private, Street Lighting, Creek/River/Stream/Pond
Roof	Asphalt Shingle
Construction	Mixed, Vinyl Siding, Wood Frame, Veneer
Foundation	Poured Concrete

### **Additional Information**

Date Listed	August 21st, 2025
Zoning	R1

### **Listing Details**

Listing Office	eXp Realty
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