

# \$319,900 - 2312, 4 Kingsland Close Se, Airdrie

MLS® #A2251301

**\$319,900**

2 Bedroom, 2.00 Bathroom, 870 sqft

Residential on 0.02 Acres

Kings Heights, Airdrie, Alberta

Welcome to this IMMACULATE and Updated Condo that exudes PRIDE OF OWNERSHIP. This Beautiful 2 Bedroom and 2 Bath Condo has 2 PARKING STALLS - 1 Titled, 1 Assigned. and 2 DECKS. When you enter, you will immediately notice the upgraded flooring, the West Facing Windows and the Lovely Kitchen that underwent a renovation in 2020. The Kitchen has QUARTZ Countertops, Stainless Steel Appliances, Glass Tiled Backsplash, Refinished Cabinetry, Upgraded Lighting and Faucets, and the Island with extra room for Bar Stools for seating. The Dining Area provides plenty of space for a larger table. The Living Room has Great Windows for Natural Light and opens to the Main West Facing Deck that has a Gas Line for a BBQ that is included, and has room for your patio furniture. The Primary Bedroom hosts a King Bed, and has a Walk-through Closet to the Renovated 4 pc Bathroom. The Second Bedroom has its own Private Deck perfect for some solitude time. The Full Bathroom is steps from the Second Bedroom that has been Renovated. This Condo also has in-suite Laundry with Full Sized Washer and Dryer and Storage. The Condo comes with a Titled Parking Stall, an Assigned Stall, and a Storage Cage in the basement perfect for your odds and ends. Kingsland Court is Well Managed, and is walking distance to Shopping, Grocery, Restaurants, and Transportation. Condo fees include Water, Heat, and Sewer. View it today and make it yours!



Built in 2010

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2251301          |
| Price          | \$319,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 870               |
| Acres          | 0.02              |
| Year Built     | 2010              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 2312, 4 Kingsland Close Se |
| Subdivision | Kings Heights              |
| City        | Airdrie                    |
| County      | Airdrie                    |
| Province    | Alberta                    |
| Postal Code | T4A 0J3                    |

## Amenities

|                |                                       |
|----------------|---------------------------------------|
| Amenities      | Elevator(s), Storage, Visitor Parking |
| Parking Spaces | 2                                     |
| Parking        | Assigned, Stall, Titled               |

## Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Quartz Counters                                                                |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Baseboard                                                                                     |
| Cooling           | None                                                                                          |
| # of Stories      | 3                                                                                             |

## Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | Balcony, BBQ gas line, Courtyard |
|-------------------|----------------------------------|

|              |                 |
|--------------|-----------------|
| Roof         | Asphalt Shingle |
| Construction | Wood Frame      |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 26th, 2025 |
| Days on Market | 16                |
| Zoning         | R4                |

**Listing Details**

|                |                               |
|----------------|-------------------------------|
| Listing Office | RE/MAX Rocky View Real Estate |
|----------------|-------------------------------|

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