

# \$425,000 - 1707, 280 Williamstown Close Nw, Airdrie

MLS® #A2220140

**\$425,000**

3 Bedroom, 3.00 Bathroom, 1,521 sqft  
Residential on 0.04 Acres

Williamstown, Airdrie, Alberta

Located in the desirable Williamstown community, this chic three-storey townhome presents a harmonious blend of practical design, refined upgrades, and an exceptionally convenient location. Step inside to discover a sun-drenched, open-concept main level, where elegant wide-plank laminate flooring flows seamlessly beneath abundant natural light. The expansive living area is beautifully defined by a custom fireplace surround, creating a warm and inviting focal point.

The thoughtfully designed kitchen serves as both a culinary haven and an ideal space for entertaining. A massive quartz island takes center stage, complemented by sleek stainless steel appliances and ample, well-organized shaker cabinetry. An ample-sized dining area augments the living space and creates another spot for making lasting memories. Extending your living space outdoors, sliding doors from the living room open to a private, maintenance-free deck, complete with stairs leading down to the verdant green space below – perfect for enjoying summer evenings al fresco or providing effortless access for pets.

Ascending to the upper level, you'll find three generously proportioned bedrooms. The bright and private primary suite offers a tranquil retreat, featuring dual sinks, a spacious walk-in shower, and abundant storage solutions. Adding to the ease of daily living is the conveniently located upper-floor laundry. The tandem garage has been enhanced with



durable epoxy flooring, providing substantial room for vehicle parking, additional storage, or even a dedicated home gym. Furthermore, a convenient parking pad located directly in front of the garage offers a valuable extra parking space.

Enjoy the ease of a short stroll to Herons Crossing School and nearby retail amenities. Commuting is a breeze with quick and convenient access to Highway 2, connecting you effortlessly to the wider region. This Williamstown townhome offers a compelling combination of style, functionality, and prime location.

Built in 2015

### **Essential Information**

MLS® #	A2220140
Price	\$425,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,521
Acres	0.04
Year Built	2015
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### **Community Information**

Address	1707, 280 Williamstown Close Nw
Subdivision	Williamstown
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 4B6

### **Amenities**

Amenities	Snow Removal, Trash, Visitor Parking
Parking Spaces	3
Parking	Double Garage Attached, Parking Pad, Tandem
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Double Vanity, High Ceilings, Kitchen Island, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room, Mantle
Basement	None

### Exterior

Exterior Features	None
Lot Description	Interior Lot
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	May 15th, 2025
Zoning	R2-T

### Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.