

# \$364,900 - 106, 2006 Luxstone Boulevard, Airdrie

MLS® #A2264104

**\$364,900**

3 Bedroom, 2.00 Bathroom, 1,182 sqft

Residential on 0.00 Acres

Luxstone, Airdrie, Alberta

Letâ€™s welcome you to this cozy, move in ready home where the kitchen takes center stage. Granite counters, a stone backsplash, and a stone island create a warm, practical space for cooking and gathering. The upstairs bathroom is fully renovated with clean, modern finishes. Fresh paint carries through the home, including painted trim. Custom main floor shelving, a coffee and bar nook, and a built in bench with storage add everyday ease. Two bedrooms include ceiling fans. Enjoy a front porch for morning light and a back porch for evening air. The basement is partially finished and ready for your plans, with generous storage. Set across from a park and just behind local shops and a dance studio.

Built in 2003

## Essential Information

MLS® #	A2264104
Price	\$364,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,182
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Row/Townhouse



Style	2 Storey
Status	Active

### Community Information

Address	106, 2006 Luxstone Boulevard
Subdivision	Luxstone
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B3C4

### Amenities

Amenities	Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces	2
Parking	Assigned, Stall

### Interior

Interior Features	Bar, Breakfast Bar, Ceiling Fan(s), Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Storage
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior Features	Balcony, Private Entrance, Barbecue
Lot Description	Few Trees, Garden
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	October 14th, 2025
Days on Market	1
Zoning	R-4

### Listing Details

Listing Office	Royal LePage Benchmark
----------------	------------------------

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