

# \$539,900 - 146 Highview Gate Se, Airdrie

MLS® #A2226821

**\$539,900**

2 Bedroom, 2.00 Bathroom, 1,026 sqft

Residential on 0.07 Acres

Lanark, Airdrie, Alberta

OPEN HOUSE Sunday June 8 12-2pm!!!

Welcome to this beautifully designed 2 bed, 2 full bath AIR-CONDITIONED MCKEE HOMES BUNGALOW in the vibrant community of Lanark Landing—where style, comfort, and convenience come together! Step into an impressively open floor plan with soaring 10-foot ceilings that instantly make the space feel grand and airy. The kitchen is a showstopper, featuring shaker-style white cabinetry with crown moulding, quartz countertops (yes, in both the kitchen and bathrooms!), tons of pot drawers, a pantry, and sleek WiFi-enabled appliances—perfect for modern living. Enjoy seamless flow into the sunlit living room with a sun-tunnel and a spacious dining area, ideal for hosting or relaxing. The primary bedroom is a retreat in itself, complete with a walk-in closet and a spa-inspired ensuite showcasing a luxurious glass-door shower with ceiling-high tile. A second main floor bedroom and another full bathroom offer great flexibility for guests, kids, or a home office. Downstairs, over 1000 sq. ft. of undeveloped basement space (with rough-ins and 3 large windows!) gives you endless potential to expand. Step outside to enjoy a charming front veranda, a convenient rear mudroom with built-in bench, low-maintenance vinyl fencing, a fully insulated and drywalled detached single garage with WiFi opener, and a large private concrete backyard patio—perfect for summer hangouts. Front and rear landscaping are



already done, so you can just move in and enjoy. Plus, you're walking distance from schools, and Kingsview Market, with quick access to Calgary thanks to the new 40th Avenue overpass just 2 km away"everything you need, right where you want it!... don't miss out, book your private viewing today.

Built in 2021

### Essential Information

MLS® #	A2226821
Price	\$539,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,026
Acres	0.07
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	146 Highview Gate Se
Subdivision	Lanark
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4A 3L6

### Amenities

Amenities	Other
Parking Spaces	1
Parking	Single Garage Detached
# of Garages	1

### Interior

Interior Features	Bathroom Rough-in, Closet C
	Kitchen Island, No Smoking
	Counters, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove,
	Refrigerator, Washer/Dryer, V
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Full, Unfinished



## Exterior

Exterior Features	Other, Private Yard
Lot Description	Back Yard, Landscaped, Lawn, Level, Other, See Remarks
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 3rd, 2025
Days on Market	16
Zoning	R2
HOA Fees	125
HOA Fees Freq.	ANN

## Listing Details

Listing Office	2% Realty
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