

# \$294,800 - 5201, 604 8 Street Sw, Airdrie

MLS® #A2227006

## \$294,800

2 Bedroom, 2.00 Bathroom, 944 sqft  
Residential on 0.02 Acres

Luxstone, Airdrie, Alberta

Amazing Value in This 2nd Floor Corner Unit!

Units like this don't come up often—this is your perfect opportunity to stop renting and own your own home! Located on the second floor, this corner unit features a private, west-facing balcony—ideal for enjoying sunsets and extra natural light.

Inside, you'll find a well-designed layout with two spacious bedrooms and two full bathrooms. The primary bedroom includes its own 4-piece en suite and walk-in closet.

The open-concept kitchen features a raised eating bar, ample cabinetry, and generous counter space—perfect for cooking and entertaining. Large windows flood the space with natural light, creating a warm, welcoming atmosphere.

Additional features include in-suite laundry with storage, making it a practical choice for first-time buyers or young professionals.

Condo fees include all major utilities and are priced affordably!

Fantastic location—just steps to Fletcher Park, Woodside Golf Course, Sobeys, shopping, public transportation, and beautiful walking paths. Plus, with easy access to Hwy 2, commuting is a breeze.



Priced to sell—don't miss out on this incredible opportunity!

Built in 2002

### Essential Information

MLS® #	A2227006
Price	\$294,800
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	944
Acres	0.02
Year Built	2002
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	5201, 604 8 Street Sw
Subdivision	Luxstone
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2W4

### Amenities

Amenities	Elevator(s), Visitor Parking
Parking Spaces	2
Parking	Stall, Side By Side

### Interior

Interior Features	Granite Counters, No Animal Home, No Smoking Home, Elevator
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

**Exterior**

Exterior Features	Balcony
Construction	Vinyl Siding, Wood Frame

**Additional Information**

Date Listed	June 3rd, 2025
Days on Market	31
Zoning	DC-7

**Listing Details**

Listing Office	RE/MAX Landan Real Estate
----------------	---------------------------

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.