

\$650,000 - 354 Kingsbury View Se, Airdrie

MLS® #A2248180

\$650,000

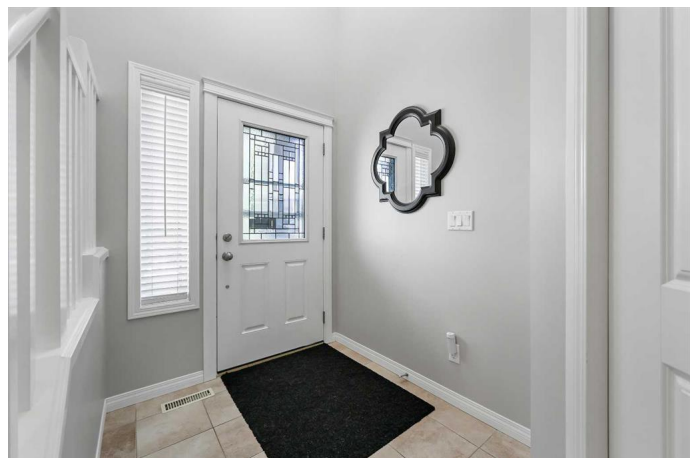
3 Bedroom, 4.00 Bathroom, 1,933 sqft
Residential on 0.09 Acres

Kings Heights, Airdrie, Alberta

Welcome to 354 Kingsbury View SE, an impeccably maintained 3-bedroom, 3.5-bathroom home in the highly sought-after, family-friendly community of King's Heights. With over 2,650 sqft of total functional living space this two-storey beauty offers both comfort and style for growing families.

Step into a welcoming main floor featuring 9'™ knockdown ceilings, cozy gas fireplace with its own remote, and open-concept kitchen/dining/living space. The chef's™ kitchen includes upgraded stainless steel appliances with a GAS stove, GRANITE countertops (throughout), a raised island eating bar, walk-through pantry, and tiled backsplash. The adjacent dining area overlooks a beautifully landscaped WEST-facing yard complete with an oversized deck, BBQ gas line, phantom screen door, VINYL fencing, and a great storage shed—perfect for hosting summer BBQs or letting kids and pets roam free.

Upstairs, discover a unique layout with upper-floor pedestal laundry conveniently located away from bedrooms, plus a VAULTED bonus room wired for surround sound. All three bedrooms are generously sized, including the primary suite with walk-in closet and a spa-inspired 4pc ensuite featuring a large granite makeup vanity, corner jetted soaker tub, and separate walk-in shower. A second 4pc bath completes the upper level.



The fully finished basement offers plenty of additional living space with large above-grade windows, custom built-ins, an electric fireplace with a custom mantle, and a sleek 4pc bath—easily add a 4th bedroom to suit your needs.

Additional features include a double attached garage with a rough-in for a GAS heater (fits a half-ton truck!), granite throughout, large mudroom off the garage with coat storage, central vac with your own "car kit" for the auto lover, R/O water system, water softener and abundant curb appeal.

All this is located on a 3,907 sqft lot in a community known for parks, pathways, multiple schools, and proximity to shopping and major roadways.

Built in 2010

Essential Information

MLS® #	A2248180
Price	\$650,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,933
Acres	0.09
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	354 Kingsbury View Se
Subdivision	Kings Heights

City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4A 0E6

Amenities

Amenities	None
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Insulated
# of Garages	2

Interior

Interior Features	Bookcases, Breakfast Bar, Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Garage Control(s), Garburator, Gas Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, Water Softener
Heating	Forced Air, Natural Gas, High Efficiency
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Blower Fan, Electric, Gas, Mantle
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Other, Storage
Lot Description	Landscaped, Lawn, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 14th, 2025
Days on Market	15
Zoning	R1
HOA Fees	84
HOA Fees Freq.	ANN

Listing Details

Listing Office Grassroots Realty Group

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.