

# **\$724,999 - 92 Reunion Close Nw, Airdrie**

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MLS® #A2195828

**\$724,999**

5 Bedroom, 4.00 Bathroom, 2,393 sqft

Residential on 0.01 Acres

Reunion, Airdrie, Alberta

OPEN HOUSE SATURDAY & SUNDAY 1-4

\*\*\*BACK ON

MARKET\*\*\* due to buyer's finances. You can make your DREAM-HOME come true today.

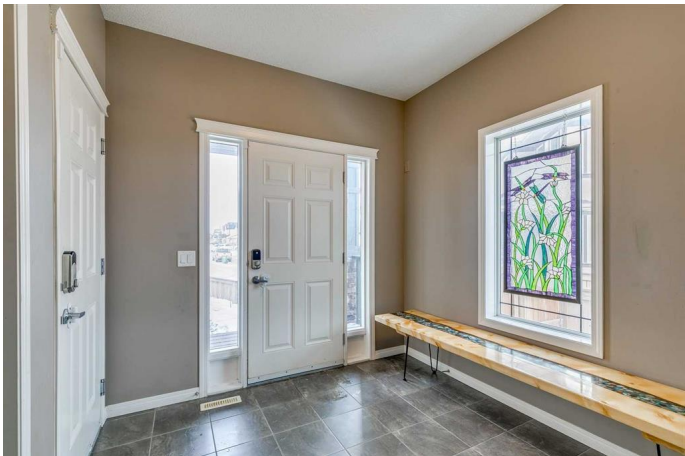
This magical home with its unique offerings and budding spring gardens is sure to be a favourite, so act swiftly . \*\*\*QUICK

POSSESSION\*\*\*available. Welcome to this stunning two-story home in the sought-after community of Reunion in Airdrie! A MUST-SEE TO APPRECIATE THE VALUE.

This is an ideal opportunity for a growing or extended family. Step inside to discover a beautifully designed layout featuring four spacious bedrooms upstairs, including a luxurious owner's retreat. The spa-like five-piece ensuite provides a serene escape complemented by a generous walk-in closet and an elegant tray ceiling that adds sophistication and charm. An additional full bathroom with a double vanity and a conveniently located laundry room complete the upper level. The main floor boasts rich hardwood flooring and a gourmet kitchen with newer appliances designed for both style and function. This chef's kitchen features granite countertops, a GAS oven and range (2022), a large fridge (2022), a built-in microwave, a dishwasher (2021), a trash compactor, and a garburator. The expansive breakfast bar seamlessly connects to the open-concept living and dining areas, creating a perfect space for entertaining. The inviting living room centers around a cozy gas fireplace with a



stunning stone surround, mantle, and hearthâ€”ideal for relaxing evenings. A main-floor office and a convenient half-bath add to the functionality of the space. The recently finished, fully permitted basement expands your living options with a spacious rec room, a bedroom, a half-bath, and a versatile, unique soundproof flex space â€”ideal for a gym, workshop, home theatre, or music studio. Step outside to your PROFESSIONALLY LANDSCAPED (30K value), south-facing backyard, designed for playtime, relaxation, and entertaining, featuring a spacious deck, a tranquil water feature, and a stone patio area for your fire pit. Enjoy the privacy of mature trees, a stone hedge, a garden shed, and full fencing, ensuring optimal quietness, privacy and charm. This home is perfectly located on a quiet close with direct access to community walking paths, close to parks, shopping, schools, plenty of unrestricted public parking and all the amenities Airdrie has to offer. This home has been DILIGENTLY MAINTAINED and has a newer water heater (2021). Donâ€™t miss this fantastic opportunityâ€”book your showing today



Built in 2010

**Essential Information**

MLS® #	A2195828
Price	\$724,999
Bedrooms	5
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	2,393
Acres	0.01
Year Built	2010
Type	Residential

Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	92 Reunion Close Nw
Subdivision	Reunion
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 0M2

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), High Ceilings, No Smoking Home, Breakfast Bar, Double Vanity, Tray Ceiling(s), Wired for Sound
Appliances	Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, Garburator, Gas Range, Trash Compactor, Water Softener
Heating	Forced Air, Natural Gas, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Irregular Lot, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	February 26th, 2025
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Days on Market	109
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Zoning	R1
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### **Listing Details**

Listing Office	CIR Realty
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