

# \$549,900 - 106 Kingfisher Crescent Se, Airdrie

MLS® #A2249015

**\$549,900**

4 Bedroom, 4.00 Bathroom, 1,626 sqft

Residential on 0.06 Acres

Kings Heights, Airdrie, Alberta

Welcome to 106 Kingfisher Crescent SE in the sought-after community of King's Heights – One of Airdrie's top ranked family neighbourhoods, celebrated for its schools, pathways, and family-friendly atmosphere. This beautifully maintained, fully finished 2-storey semi-detached home offers over 2,200 sq ft of developed living space with 4 bedrooms and 3.5 bathrooms, including a professionally developed basement (2024, with permits).

Step inside to a bright, open-concept main level featuring 9'™ ceilings, brand new luxury vinyl plank flooring, and a seamless flow between kitchen, dining, and living areas – perfect for family life and entertaining. Upstairs, the spacious primary suite offers a 3-piece ensuite and walk-in closet, complemented by two additional well-sized bedrooms, a second full bath, and upper-level laundry. The basement adds a fourth bedroom, third full bath, and large rec room, ideal for teens, guests, or family movie nights. Additional highlights include an oversized single attached garage with storage, nearly maintenance-free backyard with premium evergreen turf, and a new on-demand hot water system. The location is exceptional: just 4 minutes to both the public and Catholic K-6 schools, 5 minutes to Kingsview Market, and only half a block to pathways that link to ponds, parks, and greenspaces. Commuting is a breeze with quick access to the QE2 Highway. Aggressively priced for a quick sale,



this move-in ready home offers the perfect blend of style, functionality, and family-friendly living in one of Airdrie's most desirable communities.

Built in 2018

### Essential Information

MLS® #	A2249015
Price	\$549,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,626
Acres	0.06
Year Built	2018
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	106 Kingfisher Crescent Se
Subdivision	Kings Heights
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4A0X6

### Amenities

Amenities	None
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Closet Organizers, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Storage, Walk-In
-------------------	---

	Closet(s), Tankless Hot Water
Appliances	Dishwasher, Dryer, Garage Refrigerator, Tankless Water
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	BBQ gas line, Private Yard, S
Lot Description	Back Yard, Low Maintenance
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Fra
Foundation	Poured Concrete

### Additional Information

Date Listed	August 18th, 2025
Days on Market	1
Zoning	R2
HOA Fees	80
HOA Fees Freq.	ANN

### Listing Details

Listing Office	KIC Realty
----------------	------------

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.

