

# \$524,900 - 332 Lawthorn Way Se, Airdrie

MLS® #A2259756

**\$524,900**

3 Bedroom, 3.00 Bathroom, 1,254 sqft

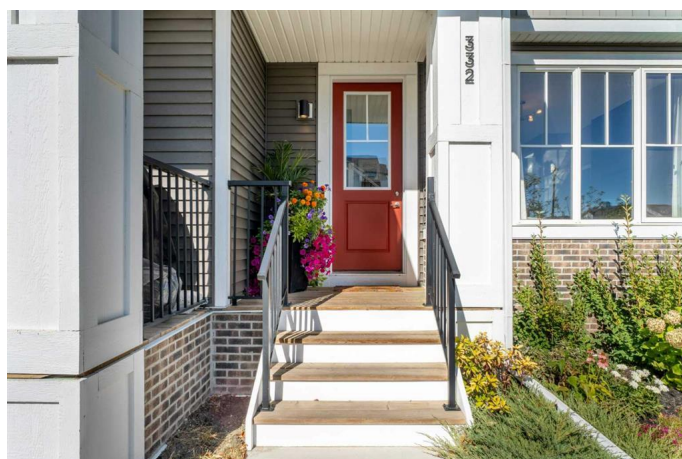
Residential on 0.06 Acres

Lanark, Airdrie, Alberta

OPEN HOUSE SUNDAY SEP. 28 12-2PM -

Welcome to Lanark, one of Airdrie's most family-friendly communities! This elegant, timeless home is perfectly situated directly across from a beautiful park, allowing you to watch your kids play right from your front porch. Just one block away, enjoy all the amenities of Lanark's main community hub, including a pump track, soccer fields, outdoor hockey rink, and a community garden – an ideal setting for an active family lifestyle. Surrounded by kilometers of connected walking and biking paths through Lanark, Kings Heights, and Ravenswood, this home offers more than just a place to live – it's a gateway to outdoor adventure.

Families will also appreciate the proximity to multiple schools, including French immersion and Catholic options, as well as being just minutes to Kingsview Market and Genesis Place for all your shopping and recreation needs. Inside, you're welcomed by grand 8-foot doors and an open-concept main floor that blends comfort and class. The upgraded flooring, kitchen cabinetry, and counters elevate the space, while the cozy, south-facing living room and fireplace fill the home with warmth and natural light. Upstairs, the spacious primary suite features a walk-in closet and upgraded 3-piece ensuite. Two additional bedrooms and a second full bathroom – also thoughtfully upgraded – complete the upper level. Step outside into your private landscaped backyard oasis,



complete with paving stones and raised retaining walls, offering a flat and functional yard perfect for relaxing or entertaining. The key upgrades include and in-ground sprinkler system, complete landscaping, upgraded flooring and granite counters, water fixtures, window coverings, and more. This is more than a home – it adds lifestyle, and the perfect place to plant roots in one of Airdrie’s most sought-after family neighborhoods.

Built in 2021

**Essential Information**

MLS® #	A2259756
Price	\$524,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,254
Acres	0.06
Year Built	2021
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

**Community Information**

Address	332 Lawthorn Way Se
Subdivision	Lanark
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4A 3M7

**Amenities**

Amenities	Community Gardens, Other, Park, Playground
Parking Spaces	2

Parking	Alley Access, Parking Pad, Paved
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## Interior

Interior Features	Granite Counters, See Remarks, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Microwave Hood Fan, Oven, Refrigerator, Stove(s), Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Garden, Other, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Garden, Landscaped, Lawn, Level, Low Maintenance Landscape, Other, Private, Secluded, See Remarks, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	September 24th, 2025
Days on Market	5
Zoning	R2
HOA Fees	150
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Real Estate Professionals Inc.
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