

148 Stonegate Crescent NW  
Airdrie, Alberta

MLS # A2226243



\$830,000

Division:	Stonegate		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,912 sq.ft.	Age:	2000 (25 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Carport, Double Garage Attached, Garage Door Opener, Garage Faces Front		
Lot Size:	0.15 Acre		
Lot Feat:	Back Lane, Back Yard, Brush, Corner Lot, Few Trees, Pie Shaped Lot		

Heating:	Central, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Storage		
Inclusions:	Window Coverings		

**\*\*RARE DREAM GARAGE & CUSTOM SHOP!\*\*** This property is a dream come true for garage lovers and hobbyists alike. Located on one of the largest pie lots in the mature community of Stonegate, this home features not just one &mdash; but **\*two\*** exceptional garage spaces room for 6 cars!! In addition to the **\*\*oversized double attached garage\*\***, this home boasts a **\*\*massive 770 SQ FT HEATED CUSTOM DREAM SHOP\*\*** &mdash; purpose-built for serious work and storage. Designed to accommodate heavy-duty machinery and hoists, this shop includes **\*\*industrial-grade lighting\*\***, **\*\*220V wiring\*\***, **\*\*towering 12.5&rsquo; ceilings\*\***, and a **\*\*breezeway garage door\*\*** that allows easy access for **\*\*RV or trailer parking\*\*** beside the home. Constructing a shop of this caliber today would cost **\*\*well over \ \$100,000\*\***! Inside the open concept home, you'll find almost **\*\*3000 SQ FT** of developed living space\*\*, 4 bedrooms, and 3.5 baths &mdash; including a spacious master ensuite. The open-concept main floor features a home office/den, a functional mudroom with main floor laundry, a fully finished basement, and **\*\*high-efficiency central A/C\*\*** for year-round comfort. This is more than just a house &mdash; it's a rare opportunity to own a home with **\*\*garage 2+4 parking and workshop space** that truly sets it apart.\*\* Home offers incredible potential with some cosmetic updates &ndash; a perfect opportunity to add your personal touches!