

# \$579,999 - 588 Lawthorn Way Se, Airdrie

MLS® #A2209124

**\$579,999**

4 Bedroom, 4.00 Bathroom, 1,323 sqft

Residential on 0.06 Acres

Lanark, Airdrie, Alberta

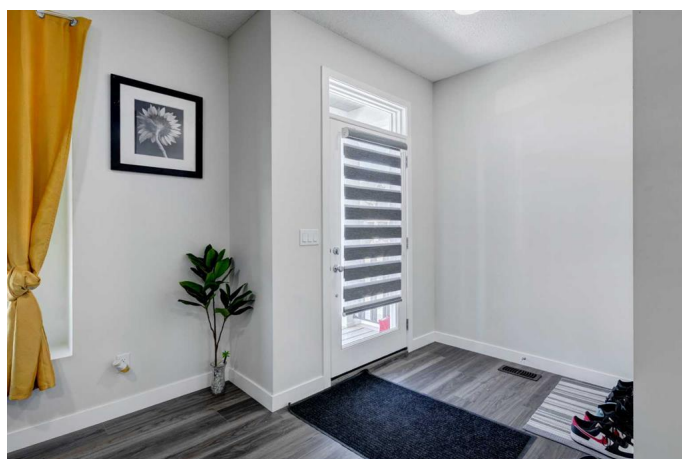
This beautifully upgraded 4 bed, 3.5 bath 2-storey home offers incredible value with a separate side entrance—perfect for a future legal suite (subject to approval and permitting by the city or municipality) or multi-generational living. Located in a family-friendly neighborhood, this home features an open-concept main floor with 9’™ knock-down ceilings and luxury vinyl plank flooring throughout.

The chef-inspired kitchen shines with quartz countertops, full-height cabinetry, upgraded stainless steel appliances, pots and pans drawers, and designer tilework—flowing seamlessly into the dining and living areas, ideal for entertaining. A stylish powder room and mudroom complete the main level.

Upstairs, you'll find a spacious primary retreat with an upgraded ensuite and walk-in closet, plus two additional large bedrooms, a full 4-piece bath, upper-floor laundry, and built-in storage.

The professionally finished basement, completed by the builder, includes a fourth bedroom, full bathroom, large rec room, and a second laundry area—ready to convert into a private suite thanks to the side entrance.

Outside, enjoy a fully fenced and landscaped backyard with a deck—perfect for summer gatherings. A double detached garage adds



convenience and value.

This home is move-in ready with incredible suite potentialâ€”ideal for homeowners, investors, or anyone looking to offset their mortgage with rental income.

Built in 2022

**Essential Information**

MLS® #	A2209124
Price	\$579,999
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,323
Acres	0.06
Year Built	2022
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

**Community Information**

Address	588 Lawthorn Way Se
Subdivision	Lanark
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4A 3P1

**Amenities**

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

**Interior**

Interior Features	Closet Organizers, Kitchen Island, No Smoking Home, Open Floorplan,
-------------------	---

	Quartz Counters, Walk-In Closet(s), Breakfast Bar, Vinyl Windows, Recessed Lighting, Separate Entrance, Storage
Appliances	Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Electric Oven, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Lighting, Private Yard
Lot Description	Back Yard, Back Lane, Front Yard
Roof	Asphalt
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 9th, 2025
Days on Market	54
Zoning	R2

## Listing Details

Listing Office	Royal LePage Benchmark
----------------	------------------------

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.