

## \$399,900 - 72 La Costa Fairway Close, Stony Plain

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MLS® #E4429214

**\$399,900**

4 Bedroom, 2.50 Bathroom, 1,502 sqft

Single Family on 0.00 Acres

The Fairways\_STPL, Stony Plain, AB

Ideal for a first-time buyer or investor, this handyman special is full of potential! Located on a quiet cul-de-sac in The Fairways, of Stony Plain this 1,502 sq. ft. two-story home offers a sunken family room with a gas fireplace, a bright U-shaped kitchen, and a eating area with garden doors leading to the south-facing backyard and deck. The main floor also features laundry for added convenience. Upstairs, youâ€™ll find 3 spacious bedrooms, including a primary with a walk-in closet and Jack & Jill bathroom access. The partially finished basement awaits your final touches, offering a 4th bedroom, a 3 piece bath, a rec room, and ample storage. Situated on a pie-shaped lot with a double attached garage and a shed, this home is minutes from the golf course, parks, trails, and amenities. While it needs work and TLC, this property has great investment potential in a fantastic family-friendly community!



Built in 1997

### Essential Information

MLS® #	E4429214
Price	\$399,900
Bedrooms	4
Bathrooms	2.50
Full Baths	2

Half Baths	1
Square Footage	1,502
Acres	0.00
Year Built	1997
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	72 La Costa Fairway Close
Area	Stony Plain
Subdivision	The Fairways_STPL
City	Stony Plain
County	ALBERTA
Province	AB
Postal Code	T7Z 2A5

### Amenities

Amenities	Deck, Fire Pit, Hot Tub, Sauna; Swirlpool; Steam, Natural Gas BBQ Hookup
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, Hot Tub
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Park/Reserve, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 4th, 2025

Days on Market                16

Zoning                              Zone 91

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