

# **\$309,900 - 21 Big Hill Circle Se, Airdrie**

MLS® #A2087735

**\$309,900**

3 Bedroom, 1.00 Bathroom, 924 sqft

Residential on 0.10 Acres

Big Springs, Airdrie, Alberta

OPPORTUNITY KNOCKS!! Stop paying rent and START OWNING at this affordable price! Walking distance to all amenities, GENESIS PLACE, shops & just steps away from EAST LAKE! An awesome opportunity for INVESTORS or FIRST TIME HOMEBUYER to OWN a BUNGALOW (Modular Home) on a LARGE LOT at a price lower than any rent you can find in our city. Charming CURB APPEAL with MATURE LANDSCAPE, asphalt driveway and OVERSIZED ATTACHED HEATED GARAGE! Greeted with an OPEN PLAN living room with & dining space with BRIGHT kitchen boasting plenty of cabinets/counter space and includes all major appliances. Large Primary Bedroom with room for a full bedroom set & big closet. Two more good-sized bedrooms, a 4pc main bath & convenient storage closets complete the main level nicely. SEPARATE ACCESS OFF THE SIDE OF THE HOUSE leads to your MASSIVE NORTHWEST BACKING LOT with AWESOME GARDEN & HUGE DECK. PRIVATE BACKYARD is fenced and includes a storage shed. AMPLE PARKING with room to park multiple vehicles out front on your driveway. Enjoy the private peaceful oasis of a backyard within the hustle & bustle! Recent updates include; newer shingles. Needs some cosmetic updates throughout but overall great bones! Close to all amenities, walking paths, parks & all levels of schools. Book your private viewing today to appreciate what great value this home has to offer!



Built in 1977

## Essential Information

|                |              |
|----------------|--------------|
| MLS® #         | A2087735     |
| Price          | \$309,900    |
| Sold Price     | \$298,500    |
| Bedrooms       | 3            |
| Bathrooms      | 1.00         |
| Full Baths     | 1            |
| Square Footage | 924          |
| Acres          | 0.10         |
| Year Built     | 1977         |
| Type           | Residential  |
| Sub-Type       | Detached     |
| Style          | Modular Home |
| Status         | Sold         |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 21 Big Hill Circle Se |
| Subdivision | Big Springs           |
| City        | Airdrie               |
| County      | Airdrie               |
| Province    | Alberta               |
| Postal Code | T4A 1R3               |

## Amenities

|                |                                                                                                                               |
|----------------|-------------------------------------------------------------------------------------------------------------------------------|
| Parking Spaces | 4                                                                                                                             |
| Parking        | Additional Parking, Asphalt, Driveway, Front Drive, Garage Door Opener, Oversized, Single Garage Attached, Workshop in Garage |

## Interior

|                   |                                                                                                                              |
|-------------------|------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Open Floorplan, See Remarks, Storage                                                                                         |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Refrigerator, See Remarks, Stove(s), Washer, Window Coverings |
| Heating           | Forced Air                                                                                                                   |
| Cooling           | Central Air, Wall/Window Unit(s)                                                                                             |
| Basement          | None                                                                                                                         |

## Exterior

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Private Yard, Storage |
|-------------------|-----------------------|

|                 |                                                                   |
|-----------------|-------------------------------------------------------------------|
| Lot Description | Back Yard, Garden, Landscaped, Private, Rectangular Lot, Secluded |
| Roof            | Asphalt Shingle                                                   |
| Construction    | Metal Siding, See Remarks                                         |
| Foundation      | Piling(s)                                                         |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | October 16th, 2023  |
| Date Sold      | November 17th, 2023 |
| Days on Market | 32                  |
| Zoning         | DC-16-C             |
| HOA Fees       | 0.00                |

### **Listing Details**

|                |                             |
|----------------|-----------------------------|
| Listing Office | LEGACY REAL ESTATE SERVICES |
|----------------|-----------------------------|

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