

\$699,000 - 40 Thorndale Close Se, Airdrie

MLS® #A2106721

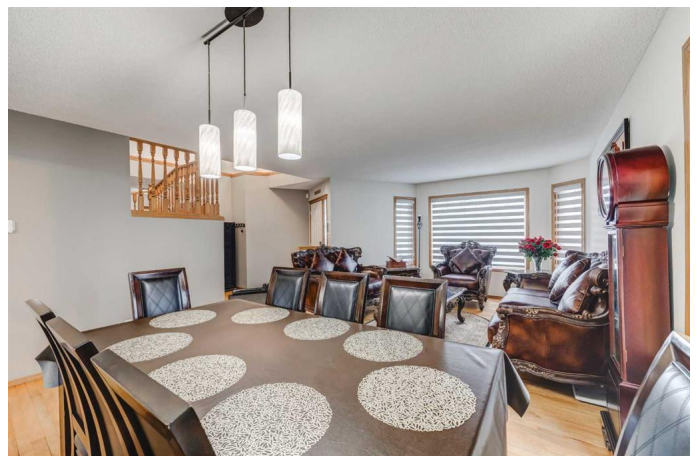
\$699,000

5 Bedroom, 4.00 Bathroom, 1,941 sqft

Residential on 0.12 Acres

Thorburn, Airdrie, Alberta

Amazing and updated 2 storey home in Airdrie. Pride of ownership is reflected in this wonderful family home. Over 2,950 SF of livable space in this 2 storey, walkout basement with Suite (illegal). A total of 5 bedrooms, 3.5 bathrooms, 3 living rooms, 2 kitchens, 1 double attached garage (heated), 2 fireplaces, rear RV parking access,,,,, and the list goes on. Enter the main floor where you are immediately welcomed with a warm touch. Plenty of sunlight throughout greets you all over. A formal living room / dining room with open concept to entertain your guests while the kitchen and family room with fireplace boasts your family memories. Tasteful Hardwood and Tile flooring throughout the main floor along with Granit countertops adds on to the list of upgrades. Main floor laundry room / mud room, along with access to the double attached and heated garage (with plenty of storage and shelving space too) and a 2 piece washroom. Upstairs features 3 bedrooms and 2 full bathrooms. The primary room is large and spacious with a 4 piece ensuite washroom and walk in closet. The other 2 bedrooms and full bath complete the upper floor. Now comes the bonus walk-up basement suite (illegal) with separate entrance. This huge and hybrid basement can be used for many ideas. Anything from a mortgage helper to larger families and for entertaining your out of town guests. 2 bedrooms and a living room with gas fireplace and open rec room open to all of your



imagination. Enjoy the backyard deck with access from the main floor kitchen and large backyard for BBQ's and gatherings. Have a boat? or a camper trailer? or any other hobbies? take advantage of the back alley access to the backyard and RV parking option on a lot that is over 5,400 SF. Other upgrades include, updated furnace 2023, Instant Hot Water tank (tankless), Garage Heater 2022, Exterior Paint 2022, Washer and Dryer and Fridge 2023,,,. Truly, this house is amazing with all it's features and charm. Make this your next home today.

Built in 1997

Essential Information

MLS® #	A2106721
Price	\$699,000
Sold Price	\$680,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,941
Acres	0.12
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	40 Thorndale Close Se
Subdivision	Thorburn
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4A 2C1

Amenities

Parking Spaces	4
Parking	Alley Access, Double Garage Attached

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Garage Control(s), Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas
Has Basement	Yes
Basement	Separate/Exterior Entry, Full, Suite

Exterior

Exterior Features	Other
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 8th, 2024
Date Sold	March 6th, 2024
Days on Market	25
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	Real Estate Professionals Inc.
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