

# \$479,900 - 33 South Point Manor Sw, Airdrie

MLS® #A2131192

**\$479,900**

2 Bedroom, 3.00 Bathroom, 1,515 sqft

Residential on 0.02 Acres

South Point, Airdrie, Alberta

Stunning Freehold Townhome â€” NO CONDO FEES! TRENDY townhome with OVERSIZED ATTACHED GARAGE, boasting an array of premium features and a design tailored for comfort and style. This home offers two spacious bedrooms, plus a large den (could be temporary 3rd bedroom), ensuring ample space for family and guests alike. Step into luxury with the PRIMARY SUITE, complete with dual sinks, a large glass walk-in shower, and clean lines. The home includes two full bathrooms on the upper level and a convenient half bath on the main, all finished with quartz countertops that add a touch of elegance. The heart of this home is the expansive dining area, adjacent to a sleek kitchen equipped with custom cabinetry, a peninsula island, and a large eating bar perfect for social gatherings or quick meals. The kitchen doesnâ€™t stop there; itâ€™s also fitted with high-end stainless appliances, ensuring that this space is as functional as it is beautiful. High 9â€™ ceilings in the living area enhance the open and airy feel, while the full-length driveway and attached garage provide ample parking & storage solutions. This residence is situated in the new vibrant community of South Point, known for its exceptional walkability to local amenities. The area is surrounded by beautiful parks and schools, making it an ideal place for families and outdoor enthusiasts. Whether youâ€™re looking to invest in your future or find the perfect place to call home, this townhome



offers an unparalleled living experience in a dynamic neighborhood. Stop paying rent and OWN TODAY at this affordable price! Book your private viewing fast before this one is gone!

Built in 2022

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2131192      |
| Price          | \$479,900     |
| Sold Price     | \$479,900     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,515         |
| Acres          | 0.02          |
| Year Built     | 2022          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Storey      |
| Status         | Sold          |

**Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 33 South Point Manor Sw |
| Subdivision | South Point             |
| City        | Airdrie                 |
| County      | Airdrie                 |
| Province    | Alberta                 |
| Postal Code | T4B 5H7                 |

**Amenities**

|                |                                                                          |
|----------------|--------------------------------------------------------------------------|
| Parking Spaces | 3                                                                        |
| Parking        | Additional Parking, Driveway, Garage Door Opener, Single Garage Attached |

**Interior**

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Interior Features | Closet Organizers, High Ceilings, Kitchen Island, No Smoking Home, |
|-------------------|--------------------------------------------------------------------|

|            |                                                                                                                     |
|------------|---------------------------------------------------------------------------------------------------------------------|
|            | Open Floorplan, Stone Counters, Storage, Vinyl Windows                                                              |
| Appliances | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating    | Forced Air                                                                                                          |
| Cooling    | None                                                                                                                |
| Basement   | None                                                                                                                |

## Exterior

|                   |                                                                                 |
|-------------------|---------------------------------------------------------------------------------|
| Exterior Features | Balcony, Other                                                                  |
| Lot Description   | Front Yard, Low Maintenance Landscape, Landscaped, Rectangular Lot, See Remarks |
| Roof              | Asphalt Shingle                                                                 |
| Construction      | Vinyl Siding, Wood Frame                                                        |
| Foundation        | Poured Concrete                                                                 |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 10th, 2024 |
| Date Sold      | May 18th, 2024 |
| Days on Market | 8              |
| Zoning         | R-BTB          |
| HOA Fees       | 0.00           |

## Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | Legacy Real Estate Services |
|----------------|-----------------------------|

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