

\$439,900 - 37, 567 Edmonton Trail Ne, Airdrie

MLS® #A2132907

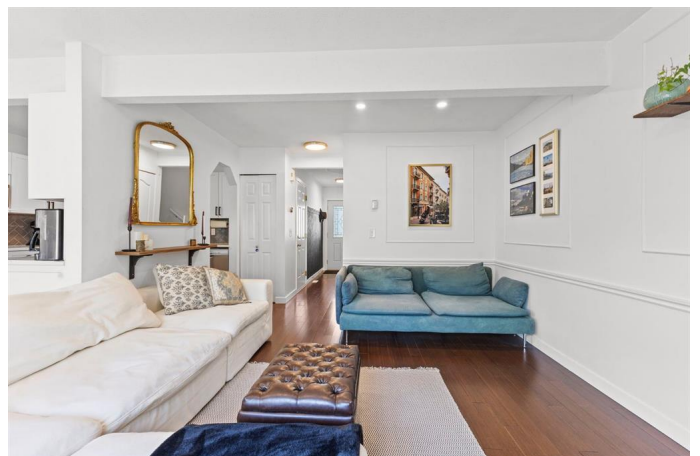
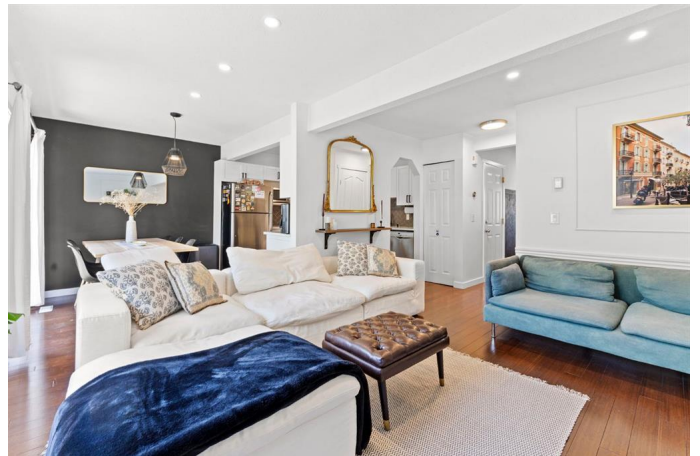
\$439,900

4 Bedroom, 3.00 Bathroom, 1,340 sqft

Residential on 0.06 Acres

Edmonton Trail, Airdrie, Alberta

This charming townhome in Airdrie presents an incredible opportunity to own a meticulously maintained property with an abundance of character in a peaceful gated community. With 4 bedrooms, 2.5 bathrooms, a fully finished basement, and a front-drive attached garage, this home offers both convenience and comfort. Moreover, the numerous upgrades such as hardwood floors, new pot lights, updated light switches, and stunning light fixtures add a touch of elegance. As you walk through the doors, you are greeted with an open concept living area boasting a gas fireplace and abundance of natural light. The kitchen has been tastefully renovated with brand new quartz countertops, faucet, oversized sink, and cabinet handles. Don't forget the sliding doors beside the dining area leading you to your own private deck and green space bringing in even more light. The main floor's open floor plan, including a neatly tucked away powder room, makes this space great for gathering with family and friends. Upstairs you will find 3 bedrooms and a flex space including a built-in desk perfect for a home office. The Primary ensuite features a newly updated bathtub, sliding door, tiles on the back wall (without grouting for easy clean), quartz countertops and a new faucet! The large sunken bedroom with vaulted ceilings and a large arching window is truly the centre of attention. The basement includes a 4th bedroom, full bathroom, and a laundry area. This property is located within a 4 minute drive



to Superstore, Dollarama, Fit4less gym and many other amenities, as well as, super quick access to Deerfoot trail for your commute to Calgary! Donâ€™t miss your chance to view this amazing property packed with upgrades. Book a viewing today!

Built in 1998

Essential Information

MLS® #	A2132907
Price	\$439,900
Sold Price	\$445,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,340
Acres	0.06
Year Built	1998
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	37, 567 Edmonton Trail Ne
Subdivision	Edmonton Trail
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2J2

Amenities

Amenities	None
Parking Spaces	2
Parking	Off Street, Single Garage Attached

Interior

Interior Features	Chandelier, Quartz Counters, See Remarks
Appliances	Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Many Trees, Other, Paved, Private, See Remarks
Roof	Asphalt Shingle
Construction	See Remarks, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 16th, 2024
Date Sold	May 29th, 2024
Days on Market	13
Zoning	R2-T
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
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