

\$500,000 - 408 1 Avenue Se, Airdrie

MLS® #A2135685

\$500,000

5 Bedroom, 2.00 Bathroom, 1,051 sqft

Residential on 0.14 Acres

Old Town, Airdrie, Alberta

CHARMING BUNGALOW NESTLED IN A SERENE NEIGHBORHOOD. This 1051 sq ft bungalow offers a cozy yet spacious layout, featuring 3 bedrooms on the main floor plus 2 bedrooms in the basement. The main level is adorned with beautiful hardwood flooring, creating an inviting atmosphere throughout. Kitchen with stove/fridge/dishwasher plus pantry extending to dining area nestled near a sunny bay window. Living room with sliding doors to a covered south front yard deck. Well maintained through out the years with updates such as newer vinyl windows (dining not included), vinyl siding, metal eaves and soffits, asphalt shingles and concrete patio/sidewalks ensure both aesthetic appeal and functional against the elements. One notable feature is the side entrance leading to a basement with an illegal suite if wanted for extended family or friends, comprising of two additional bedrooms, a very spacious family area with gas fireplace for chilly evenings. Kitchen area with cabinets, stove/fridge and sink, 4-piece bathroom, laundry area with sump pump are conveniently located in the basement. Outside, an oversized carpenters or mechanics dream detached 24x26' garage offers ample space for vehicle storage and more. Equipped with gas heating, 220 wiring, solid workbench, and two garage openers. Moreover, there's room for RV parking alongside the garage, adding to the property's versatility and appeal. ALL THIS conveniently located in a quiet/mature location and walking distance to schools, down



town shopping plus restaurants. Property to be sold as is.

Built in 1961

Essential Information

MLS® #	A2135685
Price	\$500,000
Sold Price	\$530,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,051
Acres	0.14
Year Built	1961
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	408 1 Avenue Se
Subdivision	Old Town
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 1H2

Amenities

Parking Spaces	2
Parking	220 Volt Wiring, Alley Access, Double Garage Detached, Garage Door Opener, Heated Garage, Oversized

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Brick Facing, Gas, Insert
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Landscaped, Treed
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 30th, 2024
Date Sold	June 3rd, 2024
Days on Market	3
Zoning	R1-V
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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