

# \$719,800 - 1039 Windhaven Close Sw, Airdrie

MLS® #A2146326

**\$719,800**

4 Bedroom, 3.00 Bathroom, 2,262 sqft

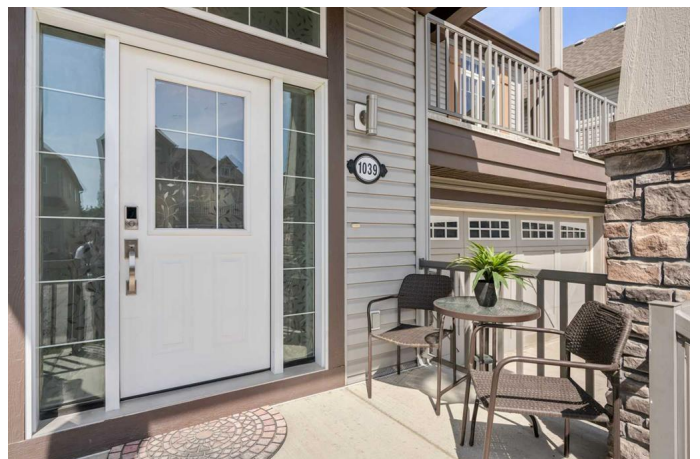
Residential on 0.86 Acres

Windsong, Airdrie, Alberta

Welcome to the coveted Windsong community! This breathtaking 4 level split family home is a beautifully developed and comes complete with a walk-out basement. From the moment you enter, you'll be captivated by the bright, open ambiance and luxurious upgrades throughout. It adorns a sprawling open design that really sets a bright tone for your day to day living.

The gourmet kitchen features full-height cabinets, granite countertops, a modern backsplash, newer stainless-steel appliances, and a convenient island with seating. The dining area opens to a spacious west-facing upper deck, while the living room, surrounded by windows, is bathed in natural light. Additional main level amenities include a laundry room with side-by-side washer and dryer, storage cabinets, and a convenient and stylish 2-piece bath.

The upper level offers a grand bonus room with gorgeous vaulted ceilings, a cozy fireplace, and a large walk out balcony—perfect for entertaining. This is personally one of my favourite areas of the home. I'd enjoy my coffee here in the morning and walk out onto the balcony and absorb the morning sun. The luxurious primary suite includes a spacious bedroom with new laminate flooring, a walk-in closet, and an ensuite bathroom featuring dual vanities, a large soaker tub, and a stand-up shower. Two more bedrooms share a 4-piece bath, and a versatile den is ideal for a study room or home



office.

The versatile walk-out basement is one of the most sought-after features in any home. This Property is fully finished and includes is roughed-in for plumbing for a future kitchen, a separate laundry room, and extra insulation for soundproofingâ€”improving the ease at which the owner generate income or develop the space for in-laws. This is an added value features that a property either has or does not, and this home has it.

The rear lot is simply a dream. Enjoy the brilliants of Airdries summer sunshine while relaxing in this fully fenced yard, complete with view from the top deck which allows the family to communicate and keep an eye on one another. Perfectly designed.

Located less than 8 minutes to shopping and services, 5 minutes to Windsong Heights School and W.H Croxford High School, and close to parks, Cross Iron Mills, and Calgary, this home offers convenience and luxury. M This beautifully maintained 4-level split home in Windsong has been designing to absorb as much natural light as possible and is a true delight sitting in this wonderful community. Come check out this immaculate forever home while it last.

Built in 2010

### **Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | A2146326  |
| Price          | \$719,800 |
| Sold Price     | \$715,000 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 2,262     |
| Acres          | 0.86      |
| Year Built     | 2010      |

|          |               |
|----------|---------------|
| Type     | Residential   |
| Sub-Type | Detached      |
| Style    | 4 Level Split |
| Status   | Sold          |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 1039 Windhaven Close Sw |
| Subdivision | Windsong                |
| City        | Airdrie                 |
| County      | Airdrie                 |
| Province    | Alberta                 |
| Postal Code | T4B0V8                  |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |

### Interior

|                   |                                                                                                |
|-------------------|------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, Pantry                                                                         |
| Appliances        | Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer |
| Heating           | Forced Air                                                                                     |
| Cooling           | None                                                                                           |
| Fireplace         | Yes                                                                                            |
| # of Fireplaces   | 1                                                                                              |
| Fireplaces        | Gas                                                                                            |
| Has Basement      | Yes                                                                                            |
| Basement          | Full, Walk-Out                                                                                 |

### Exterior

|                   |                                                     |
|-------------------|-----------------------------------------------------|
| Exterior Features | Balcony                                             |
| Lot Description   | Dog Run Fenced In, Square Shaped Lot, Yard Drainage |
| Roof              | Asphalt Shingle                                     |
| Construction      | Stone, Vinyl Siding                                 |
| Foundation        | Poured Concrete                                     |

### Additional Information

|             |                 |
|-------------|-----------------|
| Date Listed | July 3rd, 2024  |
| Date Sold   | July 10th, 2024 |

|                |      |
|----------------|------|
| Days on Market | 6    |
| Zoning         | R1-U |
| HOA Fees       | 0.00 |

**Listing Details**

Listing Office            eXp Realty

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