

\$519,900 - 1763 Meadowbrook Drive Se, Airdrie

MLS® #A2170953

\$519,900

3 Bedroom, 3.00 Bathroom, 1,265 sqft

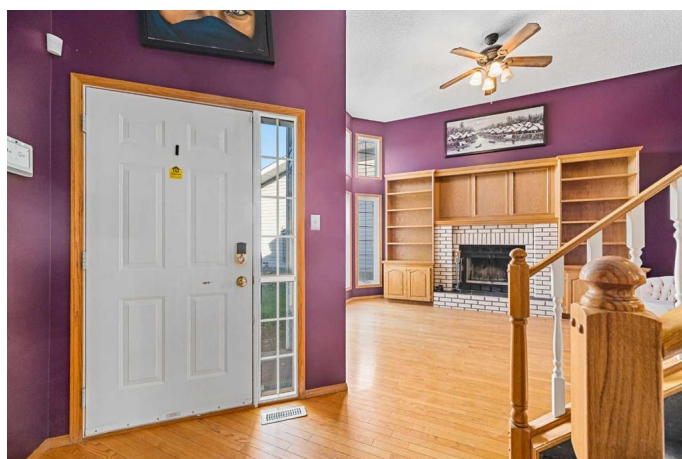
Residential on 0.10 Acres

Meadowbrook, Airdrie, Alberta

Welcome to your dream home in the heart of Meadowbrook! Boasting almost 2500 SF of living space, this captivating bi-level residence is perfect for families, featuring a prime location just a short walk from schools. Step inside to discover a spacious foyer leading to a bright front room, complete with large windows, soaring ceilings, and a cozy wood-burning fireplace—ideal for gatherings. The updated kitchen features sleek countertops and stainless steel appliances, flowing seamlessly into a sunny dining area that opens to a charming south-facing sunroom—your personal retreat for warm days. With three generous bedrooms on the main floor, including a huge primary suite with a walk-in closet and full ensuite with jetted tub & separate shower, comfort and space are at your fingertips.

Venture to the lower level to find a sprawling family room with a gas fireplace, plus a fantastic recreation space featuring a wet bar and pool table—perfect for entertaining or relaxing. Additional conveniences include a three-piece bathroom with laundry facilities and ample storage throughout.

Outside, enjoy your landscaped, fully fenced south-facing backyard with RV gates, ensuring privacy and space for outdoor activities. The oversized heated garage adds to the appeal, providing extra room for vehicles or hobbies. With parks, green spaces, and amenities just moments away, this home combines convenience with comfort. Don't miss your



chance to experience all that this beautiful Meadowbrook property has to offerâ€”schedule your viewing today!

Built in 1990

Essential Information

MLS® #	A2170953
Price	\$519,900
Sold Price	\$516,500
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,265
Acres	0.10
Year Built	1990
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	1763 Meadowbrook Drive Se
Subdivision	Meadowbrook
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4A 2A4

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Heated Garage, Oversized, RV Access/Parking

Interior

Interior Features	Breakfast Bar, Built-in Features, High Ceilings, Jetted Tub, Kitchen Island, See Remarks, Storage, Bar
Appliances	Bar Fridge, Dishwasher, Dryer, Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings

Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Living Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Landscaped, See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 4th, 2024
Date Sold	October 30th, 2024
Days on Market	26
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	2% Realty
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