

\$714,900 - 41 Thornbird Rise Se, Airdrie

MLS® #A2184959

\$714,900

4 Bedroom, 3.00 Bathroom, 1,639 sqft

Residential on 0.12 Acres

Thorburn, Airdrie, Alberta

Nestled in the sought-after community of Airdrie, this south-facing bungalow is a sanctuary of light and space, offering 3,271 sqft of meticulously crafted living areas to meet your every need. From the moment you arrive, the extensively wide driveway and oversized heated garage, featuring in-floor heating and a skylight, signal the thoughtful design that defines this home. The grand entryway, with its open and airy ambiance, sets the tone for the sophisticated spaces that lie beyond. Upon entering, a private living room offers a quiet retreat, perfect for reading or relaxation. Moving ahead, a 12-foot vaulted ceiling in the open-concept kitchen creates an impressive sense of space, enhanced by Natural light pouring in from three skylights, sleek quartz countertops, LED recessed lighting, premium stainless steel appliances and a generous dining area, perfect for hosting family and friends. The adjoining 19-foot family room is a warm and welcoming gathering spot, complete with a gas fireplace, built-in cabinetry, and shelving that adds character and convenience. Retreat to the enormous primary bedroom, a private oasis with a walk-in closet and spa-like 3-piece ensuite. A second bedroom and a full guest bathroom provide additional comfort and practicality. The laundry room, featuring 11-foot ceilings and mezzanine storage, makes household tasks easier than ever. The fully finished basement offers unparalleled versatility. Warmed by in-floor heating, it boasts a massive entertainment area, two



spacious bedrooms, and a third full bathroom, making it ideal for guests or multi-generational living. Step outside to your quiet, fenced backyard, where every detail encourages relaxation. From the brand-new Duradek designed for durability, to permanent outdoor lighting that creates an enchanting atmosphere, and a gas line for the BBQ - this space is perfect for hosting or unwinding. A storage shed completes the backyard, offering practical solutions for outdoor essentials. This is more than a home—it's a lifestyle tailored to comfort and elegance. Designed with modern finishes, natural light-infused spaces, and an open-concept layout, this property offers the perfect balance of luxury and functionality for a growing family with its close proximity of schools and parks.

Built in 2002

Essential Information

MLS® #	A2184959
Price	\$714,900
Sold Price	\$705,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,639
Acres	0.12
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	41 Thornbird Rise Se
Subdivision	Thorburn
City	Airdrie

County	Airdrie
Province	Alberta
Postal Code	T4A2C8

Amenities

Parking Spaces	5
Parking	Additional Parking, Concrete Driveway, Double Garage Attached, Driveway, Garage Door Opener, Garage Faces Front, Heated Garage, Insulated, Oversized, Paved

Interior

Interior Features	Breakfast Bar, Central Vacuum, Double Vanity, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Ceiling Fan(s), Recessed Lighting, Skylight(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Range, Microwave, Range Hood, Washer, Window Coverings
Heating	Central, Fireplace(s), Forced Air, Natural Gas, In Floor
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Storage
Lot Description	Back Yard, Front Yard, Lawn, Rectangular Lot, Interior Lot, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	January 2nd, 2025
Date Sold	January 20th, 2025
Days on Market	18
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office

eXp Realty

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