

\$734,900 - 158 Prairie Springs Crescent Sw, Airdrie

MLS® #A2196421

\$734,900

4 Bedroom, 3.00 Bathroom, 1,994 sqft

Residential on 0.09 Acres

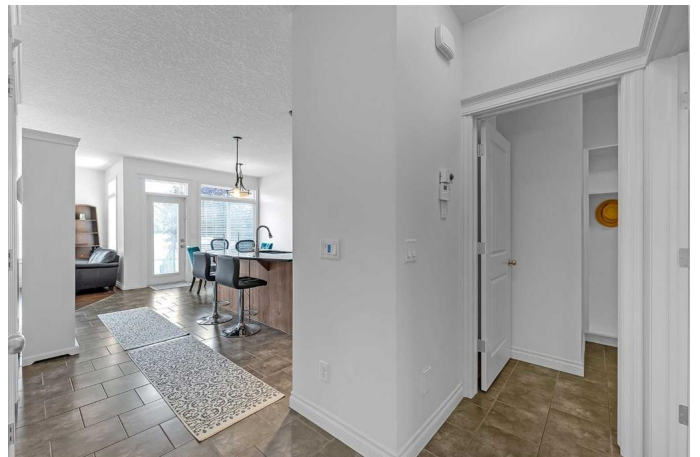
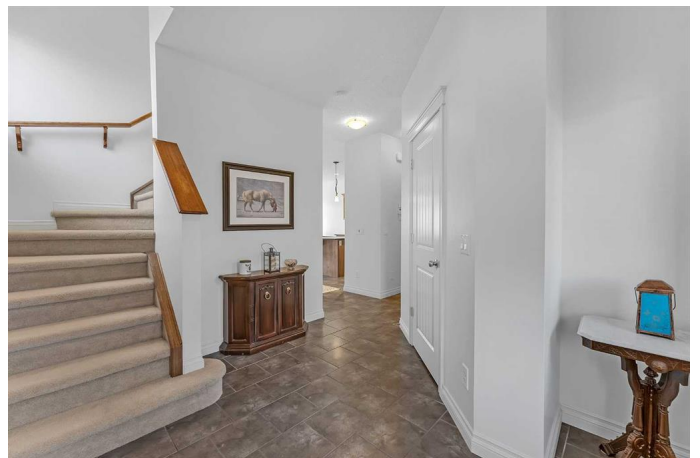
Prairie Springs, Airdrie, Alberta

By now you've heard that old trope about the 3 most important things in real estate? 1. Location. 2. Location. 3. Location. It's cliché but it's true. And you can't beat the location on this house... backing and siding a park (only one neighbour!) and playground on a quiet street in a great community close to schools and shopping and commuting. But do you know the next 3 most important things in real estate? **CONDITION CONDITION CONDITION!** A home's condition is only as good as it's owner keeps it. That's why you might see 2 year old houses that are trashed, and 15 year old houses that are immaculate. These owners have kept this home in pristine condition and you'll notice it before you even walk in the door. You'll wonder if anyone has actually lived here! **NEW** furnace in 2025, new HWT in 2022. How about the **LAYOUT**? This home is a winner in that category as well. You'll love the main floor office, upstairs laundry, and a presidential master suite with its own private balcony overlooking the park. Come take a look today and see for yourself!

Built in 2009

Essential Information

MLS® #	A2196421
Price	\$734,900
Sold Price	\$721,000
Bedrooms	4



Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,994
Acres	0.09
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	158 Prairie Springs Crescent Sw
Subdivision	Prairie Springs
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 0G1

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Concrete Driveway, Garage Faces Front

Interior

Interior Features	Vinyl Windows, Breakfast Bar, Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Soaking Tub, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Washer, Window Coverings, Central Air Conditioner, Electric Stove, Garage Control(s), Refrigerator
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Landscaped, Backs on to Park/Green Space, Private

Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 24th, 2025
Date Sold	March 20th, 2025
Days on Market	24
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
----------------	-------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.