

\$785,000 - 248 Coopers Hill Sw, Airdrie

MLS® #A2201511

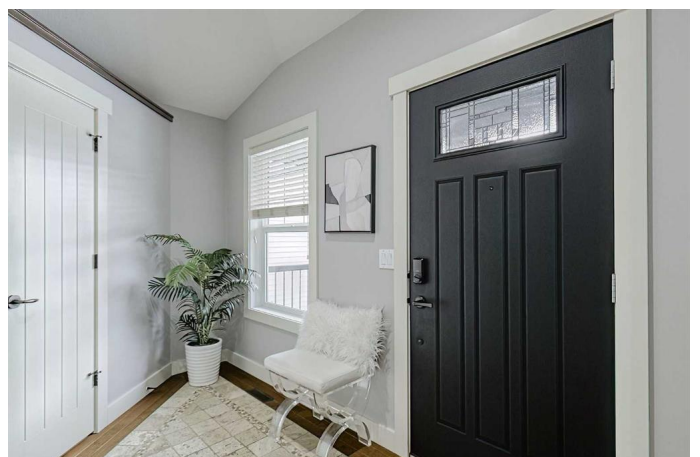
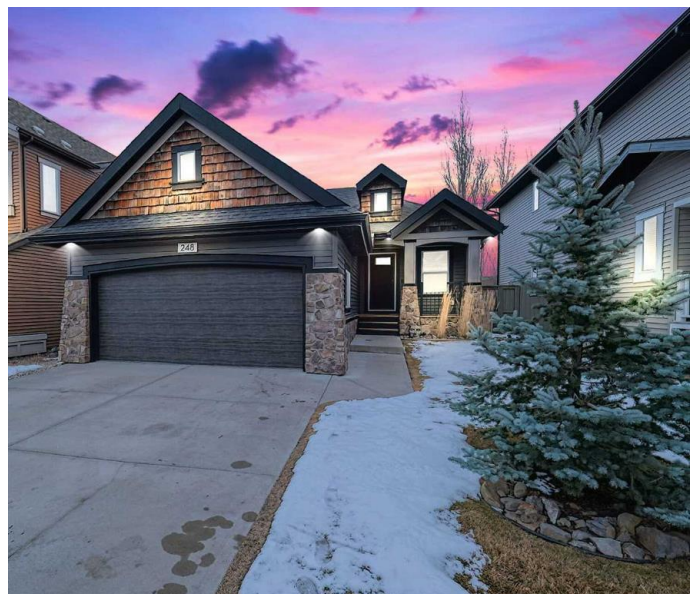
\$785,000

4 Bedroom, 3.00 Bathroom, 1,363 sqft

Residential on 0.11 Acres

Coopers Crossing, Airdrie, Alberta

SPECTACULAR COOPER'S CROSSING EXECUTIVE CUSTOM McKee BUNGALOW located close to schools, parks and trails. PRIDE OF OWNERSHIP and ATTENTION to detail describes this beautiful home. The main floor is all OPEN CONCEPT with living room, dining room, kitchen and vaulted ceilings. The entry way has beautiful inset tile detail, spindle rails and a foyer that is both warm and inviting. MAPLE HARDWOOD FLOORING throughout the main living area opens to a large Gourmet kitchen with 2 skylights, maple cabinetry (with soft close doors), expansive GRANITE countertops, stainless steel appliances including a convection wall oven, separate built in microwave/oven, NEW FRIDGE, dishwasher and 5 BURNER GAS cook range and stainless steel hoodfan. The granite breakfast bar has sink, garburator and seats bar stools comfortably. The dining area can fit a good sized table and chairs. The livingroom has a floor to ceiling stone wall with gas fireplace and maple mantle. The deck off the livingroom can house a table, chairs and there is a gas line for your barbecue - the whole house SONOS speakers also plays on the deck. The GENEROUS primary suite is located on the main with plenty of room for a king sized bed and furniture. There is a spacious ensuite with granite, large soaker tub and separate shower in addition to a walk in closet. There is another bedroom on this level with a full bathroom also with granite, located next to it and a closet for



stackable washer and dryer. Entry from the garage is a mudroom with built in bench, maple cupboards, coat hangers and tiled for easy cleaning. Downstairs is a SUPERSIZED media room with full wet bar (including granite countertop, dishwasher, fridge and sink). Next to the media room is a POKER/GAMES/HOBBY room with a pass thru window to the wet bar area. There are 2 good sized bedrooms each with WALK-IN CLOSETS as well as a 4 piece bathroom with granite. The laundry room is located here as well (Laundry on the main floor and lower level). Note: there is IN FLOOR HEAT in the basement as well as forced air furnace; this is so the CENTRAL AC can reach all of the house to keep it cool in the summer. The yard is low maintenance with underground sprinklers and wonderful trees strategically planted (in the past 2 years) which will provide much shade and privacy in the future. A shed is also included. The double attached front garage is finished with insulation, drywall and has fresh paint throughout. (note: that 2 walls have been enhanced with 5/8 plywood - floor to ceiling - so you can hang your shelves, bicycles, workbenches and peg boards easily). The whole house has NEW paint and NEW 60 ounce carpets throughout the main and lower levels. Over 2300 SQUARE FEET OF QUALITY FINISHED SPACE. Home is IMMACULATE AND FEELS LIKE NEW. Nothing to do but MOVE RIGHT IN!

Built in 2010

Essential Information

MLS® #	A2201511
Price	\$785,000
Sold Price	\$783,000
Bedrooms	4
Bathrooms	3.00

Full Baths	3
Square Footage	1,363
Acres	0.11
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	248 Coopers Hill Sw
Subdivision	Coopers Crossing
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 0R9

Amenities

Amenities	Park
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Detached, Garage Door Opener, Insulated, Front Drive

Interior

Interior Features	Breakfast Bar, Built-in Features, Central Vacuum, Closet Organizers, Granite Counters, No Smoking Home, Recessed Lighting, Skylight(s), Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar
Appliances	Bar Fridge, Built-In Oven, Central Air Conditioner, Dishwasher, Garburator, Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	In Floor, Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Stone, Blower Fan
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line
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Lot Description	Back Yard, Low Maintenance Landscape, Underground Sprinklers, Fruit Trees/Shrub(s)
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Shingle Siding
Foundation	Poured Concrete

Additional Information

Date Listed	March 13th, 2025
Date Sold	April 2nd, 2025
Days on Market	20
Zoning	R1
HOA Fees	75.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR Realty
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