

# \$679,900 - 1062 Southwinds Green Sw, Airdrie

MLS® #A2195931

**\$679,900**

3 Bedroom, 3.00 Bathroom, 1,906 sqft

Residential on 0.07 Acres

Southwinds, Airdrie, Alberta

Open house this weekend: Sat, March 8 - 2

pm to 4pm, Sun, March 9 - 1 pm to 3 pm.

Welcome to this beautifully upgraded 3-bedroom, 2.5-bathroom detached home with an attached front garage, situated in a sought-after neighborhood close to schools, parks, and numerous amenities.

This home boasts \$100K in premium upgrades, offering instant equity gain! Features include a 200 Amp electrical panel (84 CCT), 9â€™™ basement foundation for future development, a wet bar rough-in, and a gas fireplace in the great room for cozy living.

With a spacious open-concept design and tons of natural light, this home is perfect for families or investors looking for a fantastic opportunity. The unfinished basement presents endless possibilitiesâ€”convert it into a legal suite or additional living space for extra income potential.

Enjoy peace of mind with a new home and builder warranty program, ensuring long-term protection for your investment. Donâ€™™t miss this rare opportunity for instant equity gain in a prime location. Book your showing today!

Built in 2024

## Essential Information

MLS® #

A2195931



Price	\$679,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,906
Acres	0.07
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	1062 Southwinds Green Sw
Subdivision	Southwinds
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B5S3

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Microwave Hood Fan, Refrigerator, Garburator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Playground
Lot Description	Corner Lot
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	February 19th, 2025
Days on Market	103
Zoning	R1-U

**Listing Details**

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.