

# \$635,000 - 528 South Point Place Sw, Airdrie

MLS® #A2213604

**\$635,000**

3 Bedroom, 3.00 Bathroom, 1,910 sqft

Residential on 0.07 Acres

South Point, Airdrie, Alberta

Come live in the fabulous new community of South Point in Airdrie. This home is a short walking distance to Schools, Parks, pathways, 5-minute drive to Highway 2 and shopping. As soon as you walk up to your sunny front porch and enter your home you're greeted by 9-foot knock-down ceilings, vinyl plank floors and a wide-open floor plan. The kitchen offers lots of cabinets, Stainless steel appliances quartz countertop plus a huge island with enough room to accommodate four people for breakfast. There is a large dining room to accommodate those family gatherings and a warm and bright living room that looks out to your covered back deck and yard. There is also an office/Flex room on this level plus a spacious two-piece bath. The top floor offers a large but cozy family room. There are two good size bedrooms plus a primary suite that has a large bright ensuite featuring dual sinks. No need to drag laundry down one or two floors this floor also includes the laundry and a 4-piece bath. The basement is unfinished and awaiting your design expertise. There is also a separate entrance to the basement if you are thinking of putting in a legal suite. No need to brush the car off in the cold this home also features a double detached garage. Don't let this one get away. Call today to view!

Built in 2021

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2213604    |
| Price          | \$635,000   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,910       |
| Acres          | 0.07        |
| Year Built     | 2021        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 528 South Point Place Sw |
| Subdivision | South Point              |
| City        | Airdrie                  |
| County      | Airdrie                  |
| Province    | Alberta                  |
| Postal Code | T4B 5H9                  |

### Amenities

|                |                                      |
|----------------|--------------------------------------|
| Parking Spaces | 2                                    |
| Parking        | Alley Access, Double Garage Detached |
| # of Garages   | 2                                    |

### Interior

|                   |                                                                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Double Vanity, Kitchen Island, No Smoking Home, Quartz Counters, Recessed Lighting, Separate Entrance, Storage, Vinyl Windows |
| Appliances        | Dishwasher, Electric Stove, Refrigerator, Washer/Dryer Stacked                                                                                |
| Heating           | Forced Air, Natural Gas                                                                                                                       |
| Cooling           | None                                                                                                                                          |
| Has Basement      | Yes                                                                                                                                           |
| Basement          | Exterior Entry, Full, Unfinished                                                                                                              |

### Exterior

|                   |                                        |
|-------------------|----------------------------------------|
| Exterior Features | BBQ gas line, Playground, Private Yard |
|-------------------|----------------------------------------|

|                 |                                                                   |
|-----------------|-------------------------------------------------------------------|
| Lot Description | Back Lane, Back Yard, City Lot, Landscaped, Lawn, Rectangular Lot |
| Roof            | Asphalt                                                           |
| Construction    | Cement Fiber Board, Wood Frame, Silent Floor Joists               |
| Foundation      | Poured Concrete                                                   |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 26th, 2025 |
| Days on Market | 6                |
| Zoning         | R1-L             |

### **Listing Details**

|                |                      |
|----------------|----------------------|
| Listing Office | Optimum Realty Group |
|----------------|----------------------|

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