

# \$715,000 - 481 Creekrun Crescent Sw, Airdrie

MLS® #A2189031

**\$715,000**

3 Bedroom, 3.00 Bathroom, 1,955 sqft

Residential on 0.08 Acres

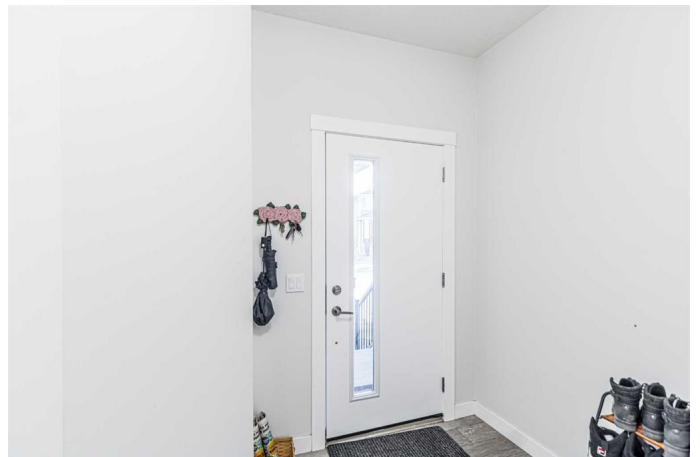
Cobblestone., Airdrie, Alberta

3-Bedrooms | 3- full Bathrooms | 1- Main Floor Flex/Bedroom | Main Floor Full wash room( Perfect for family who has old family member) | Upper Level Bonus Area | Upper Level Laundry Room | This stunning 2-storey, 2022 built family home is located in the desirable community of Cobblestone Creek. A very bright living room experiencing you an open concept feeling with 9FT ceiling, LOTS OF WINDOWS AND POT LIGHTS. Big Dinning Area, open concept kitchen, comes with built in microwave, quartz counter tops & Centre stylish island with Ceiling Height Extended Kitchen Cabinets along with beautiful lights creating soothing & cozy impact. At Upper Level, you will find HUGE BONUS ROOM. Here you are also greeted with three generously sized BED ROOMS with wash rooms. Call your favourite realtor to book the showing! Right now owner put the washer and dryer in the basement, but there is connection for washer and dryer on upper floor which is convert into a prayer room.

Built in 2022

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2189031  |
| Price      | \$715,000 |
| Bedrooms   | 3         |
| Bathrooms  | 3.00      |
| Full Baths | 3         |



|                |             |
|----------------|-------------|
| Square Footage | 1,955       |
| Acres          | 0.08        |
| Year Built     | 2022        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 481 Creekrun Crescent Sw |
| Subdivision | Cobblestone.             |
| City        | Airdrie                  |
| County      | Airdrie                  |
| Province    | Alberta                  |
| Postal Code | T4B 5J9                  |

### Amenities

|                |                                     |
|----------------|-------------------------------------|
| Amenities      | None                                |
| Parking Spaces | 4                                   |
| Parking        | Double Garage Attached, Parking Pad |
| # of Garages   | 2                                   |

### Interior

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Walk-In Closet(s), Breakfast Bar |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s)                      |
| Heating           | Central                                                                                                  |
| Cooling           | None                                                                                                     |
| Fireplace         | Yes                                                                                                      |
| # of Fireplaces   | 1                                                                                                        |
| Fireplaces        | Electric, Living Room                                                                                    |
| Has Basement      | Yes                                                                                                      |
| Basement          | Unfinished, Exterior Entry, See Remarks                                                                  |

### Exterior

|                   |                                |
|-------------------|--------------------------------|
| Exterior Features | None                           |
| Lot Description   | Rectangular Lot, Zero Lot Line |
| Roof              | Asphalt Shingle                |

|              |                 |
|--------------|-----------------|
| Construction | Vinyl Siding    |
| Foundation   | Poured Concrete |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | January 20th, 2025 |
| Days on Market | 86                 |
| Zoning         | R1-U               |
| HOA Fees       | 160                |
| HOA Fees Freq. | ANN                |

**Listing Details**

|                |              |
|----------------|--------------|
| Listing Office | Insta Realty |
|----------------|--------------|

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