

801 Windrow Green SW
Airdrie, Alberta

MLS # A2172890



\$699,900

Division:	Southwinds		
Type:	Residential/House		
Style:	3 Level Split		
Size:	2,356 sq.ft.	Age:	2021 (3 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Driveway, Garage Faces Front, On Street		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Lawn, Interior Lot, Street Lighting, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1-U
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Soaking Tub, Walk-In Closet(s)		
Inclusions:	N/A		

Incredible Location | 3-Bedrooms | 2.5 Bathrooms | Expansive Living Space | Open Floor Plan | Stainless Steel Appliances | Oversized Kitchen Island | Pantry | Gas & Electric Fireplace | Ample Natural Light | Fully Fenced Backyard | Deck | Front Attached Double Garage. Welcome to your beautiful home nestled in the family friendly community of Southwinds. This home boasts 2356 SqFt throughout the main and upper levels with an additional 901 SqFt in the unfinished basement. The front door opens to a foyer with closet storage and stairs to both the main and lower level. Head up the stairs to the main level with high ceilings, an open floor plan, large windows and ample natural light. The kitchen, dining and living rooms make up the perfect space to entertain friends. The kitchen is outfitted with stainless steel appliances, a beautiful herringbone backsplash, plenty of cabinet storage and a walk-in pantry for dry goods. The massive center island has space for barstool seating for small meals. The dining room is paired with sliding glass doors that lead to the deck; a great spot for outdoor dining. The living room is accented with an electric fireplace with a floor to ceiling stone wall behind. This main level is complete with a 2pc bath. Up the stairs is a 2nd living room with carpet flooring and a gas fireplace adding both comfort and style. The upper most level has 3 bedrooms, 2 full bathrooms and a laundry room. The primary bedroom is a personal oasis with a walk-in closet and 5pc ensuite bath. The ensuite has a deep soaking tub, walk-in shower and double vanity. Bedrooms 2 & 3 are both generous in size and share the main 4pc bath. The upper level laundry is a home owner's delight as its located near all the bedrooms. Downstairs, the unfinished basement is ready to grow with your family! Outside is a great, fully fenced backyard with plenty of space for kids to play! The

front attached garage and driveway allow for 4 vehicles to be parked at any time plus street parking is readily available too. The location truly can't be beat; Osborne Park is a minute's walk, the Southwinds Pickleball Court is nearby too. Hurry and book your showing at this beautiful home today!