

\$439,000 - 258 Canals Crossing Sw, Airdrie

MLS® #A2198287

\$439,000

3 Bedroom, 3.00 Bathroom, 1,507 sqft
Residential on 0.04 Acres

Canals, Airdrie, Alberta

Welcome to the Canals, Airdrie's most sought-after neighborhood and this modern townhome that's perfectly situated located steps from canal and its walking path! The Main Floor has an open-concept living area, boasting Large Windows, an abundance of Natural light and a beautifully upgraded kitchen with Quartz counters and a Large Island, perfect for entertaining and enjoy sunny days on your private balcony just off the kitchen. Upstairs is a spacious Primary Bedroom with a Walk-in Closet and a 4-piece ensuite. There are 2 more generously sized bedrooms and another full bathroom. A convenient laundry room completes the upper floor. This home has it all with an attached garage, and the location is unbeatable, with coffee shops, a grocery store, and scenic canal-side trails all within walking distance. Don't miss out on this fantastic opportunity! Call to book your private showing today!

Built in 2022

Essential Information

| | |
|----------------|-----------|
| MLS® # | A2198287 |
| Price | \$439,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,507 |



| | |
|------------|---------------|
| Acres | 0.04 |
| Year Built | 2022 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 3 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 258 Canals Crossing Sw |
| Subdivision | Canals |
| City | Airdrie |
| County | Airdrie |
| Province | Alberta |
| Postal Code | T4B4L3 |

Amenities

| | |
|----------------|------------------------|
| Amenities | None |
| Parking Spaces | 2 |
| Parking | Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|--|
| Interior Features | Kitchen Island, No Smoking Home, Open Floorplan, Walk-In Closet(s) |
| Appliances | Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked |
| Heating | Forced Air |
| Cooling | None |
| Basement | None |

Exterior

| | |
|-------------------|-----------------|
| Exterior Features | Lighting |
| Lot Description | City Lot |
| Roof | Asphalt Shingle |
| Construction | Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | March 1st, 2025 |
| Days on Market | 42 |

Zoning R5

Listing Details

Listing Office eXp Realty

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