

# \$499,900 - 2234 Windbury Greenway Sw, Airdrie

MLS® #A2200837

**\$499,900**

3 Bedroom, 3.00 Bathroom, 1,446 sqft  
Residential on 0.03 Acres

Southwinds, Airdrie, Alberta

**\*\* Open House Saturday March 29, 1-4 PM \*\***

Welcome to Windbury Greenway, an exciting new development in the heart of Southwinds, where modern design meets everyday convenience—“with no condo fees! Perfectly positioned facing a green space with FRONT DOOR ACCESS TO A KIDS PARK, plus a picnic area and a new pump bike park nearby, this bright and inviting 3-bedroom, 2.5-bathroom townhome is designed for those who crave both comfort and style.

Step inside and feel at home in the open-concept main floor, where natural light pours in, highlighting the spacious living area. The sleek kitchen boasts ample cupboard space, a central island, and a seamless flow into the dining area—“perfect for entertaining or cozy nights in.

Upstairs, the primary retreat features a walk-in closet, 4-piece ensuite, and a private rooftop patio—“your own personal escape to enjoy the afternoon and evening sun or a quiet moment under the stars. Two additional bedrooms, a full 4-piece bathroom, and convenient upper-floor laundry complete this thoughtfully designed level.

Tucked away at the back, the attached garage and paved rear lane provide effortless access, rounding out the perfect blend of functionality, charm, and modern living.



With GREEN SPACE AT YOUR DOORSTEP AND A KIDS PARK JUST STEPS AWAY, plus the best of Southwinds just minutes away, this is your chance to experience low-maintenance living in one of the community's most exciting new developments!

Built in 2024

### Essential Information

MLS® #	A2200837
Price	\$499,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,446
Acres	0.03
Year Built	2024
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	2234 Windbury Greenway Sw
Subdivision	Southwinds
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 5L2

### Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features Breakfast Bar, Kitchen Island, Open Floorplan, Recessed Lighting,

	Stone Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Balcony, Private Entrance
Lot Description	Back Lane, Front Yard, Landscaped, Low Maintenance Landscape, Paved
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	March 11th, 2025
Days on Market	23
Zoning	R2-T

## Listing Details

Listing Office	CIR Realty
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