

# \$467,000 - 237 South Point Park Sw, Airdrie

MLS® #A2201778

**\$467,000**

3 Bedroom, 3.00 Bathroom, 1,606 sqft  
Residential on 0.04 Acres

South Point, Airdrie, Alberta

\*Open House: April 12 (12pm - 3pm)\*

Welcome to your dream home in South Point, Airdrie! This luxury 3-story townhome has a bright office ideal for remote work on the main floor, an open-concept living area, and a kitchen with quartz countertops and stainless appliances with a chimney hood fan on the second floor. In contrast, the third floor has an oversized primary bedroom with a walk-in closet and 4pc ensuite, in-suite laundry, and two other spacious bedrooms with another full bathroom. Enjoy the cozy front yard, a rear balcony perfect for barbecuing, and the convenience of an attached double-car garage. Nestled in a quiet, family-friendly community close to shopping, amenities, and schools, you will also have quick access to a park with a playground, tennis, and basketball courts. Lastly, this lovely home has a water softener valued at \$6,000. Do not miss the opportunity—schedule a viewing today.

Built in 2022

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2201778  |
| Price          | \$467,000 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,606     |



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

### **Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 237 South Point Park Sw |
| Subdivision | South Point             |
| City        | Airdrie                 |
| County      | Airdrie                 |
| Province    | Alberta                 |
| Postal Code | T4B 5G8                 |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | Visitor Parking        |
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | Kitchen Island, Open Floorplan, Quartz Counters, Walk-In Closet(s)  |
| Appliances        | Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Water Softener, Window Coverings, Washer/Dryer Stacked |
| Heating           | Forced Air, Natural Gas   |
| Cooling           | None  |
| Basement          | None  |

### **Exterior**

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Balcony                  |
| Lot Description   | See Remarks              |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 12th, 2025 |
| Days on Market | 29               |

Zoning R3

## **Listing Details**

Listing Office eXp Realty

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