

\$538,700 - 906 Allen Street, Airdrie

MLS® #A2205509

\$538,700

4 Bedroom, 2.00 Bathroom, 1,066 sqft

Residential on 0.17 Acres

Edgewater, Airdrie, Alberta

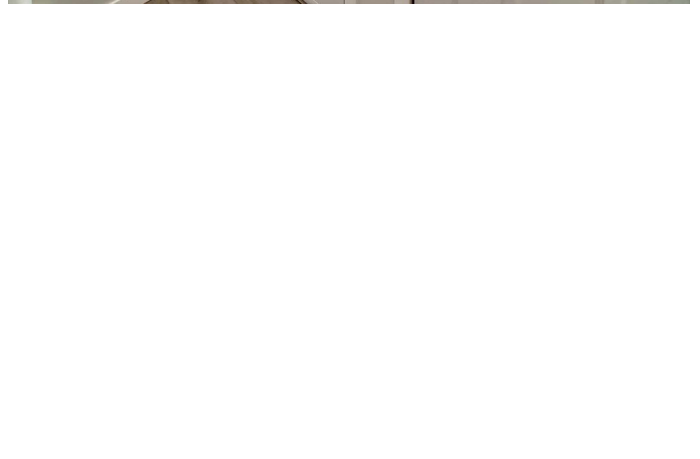
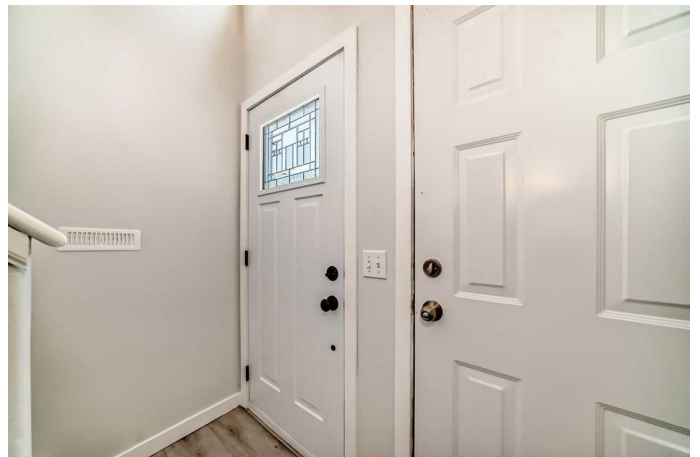
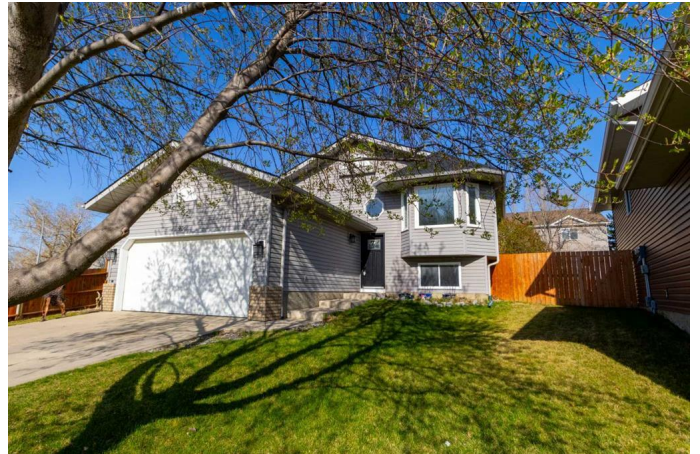
Charming Family Bi-Level in the Heart of Edgewater – 906 Allen Street, Airdrie

Welcome to 906 Allen Street – a beautifully maintained 4-bedroom, 2-bathroom bi-level home located in the desirable, mature community of Edgewater. With 1,065 sq ft of thoughtfully designed living space and a finished basement, this home is perfect for growing families seeking space, convenience, and comfort.

Step inside to find luxury vinyl plank flooring throughout the main level, offering both style and durability. The sunlit living areas are filled with natural light, and the kitchen features classic oak cabinetry, plenty of storage, and a layout that makes everyday family living easy. You'll also appreciate generously sized bedrooms and ample storage throughout the home – perfect for keeping everything organized.

Downstairs, the cozy finished basement with a fireplace provides a perfect retreat for family movie nights, a games room, or a kids'™ play area.

Set on a quiet pie-shaped lot with green space beside, the fully fenced backyard is ideal for children and pets – with a separate dog run included! The EuroShield roofing adds peace of mind, designed to handle Alberta's™ ever-changing weather for years to come.



Location is everythingâ€”and this one is hard to beat. Right across the street from a school, steps from shopping, and with quick access to Deerfoot Trail, this home keeps your family close to everything they need.

Donâ€™t miss your chance to settle into one of Airdrieâ€™s most established neighborhoods. Quick possession availableâ€”move in and start making memories!

Built in 1993

Essential Information

MLS® #	A2205509
Price	\$538,700
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,066
Acres	0.17
Year Built	1993
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	906 Allen Street
Subdivision	Edgewater
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2B1

Amenities

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached

of Garages 2

Interior

Interior Features Ceiling Fan(s), Pantry, Storage
Appliances Dishwasher, Electric Range, Range Hood, Refrigerator, Washer/Dryer
Heating Forced Air
Cooling None
Fireplace Yes
of Fireplaces 1
Fireplaces Basement, Gas
Has Basement Yes
Basement Finished, Full

Exterior

Exterior Features Dog Run, Fire Pit, Storage
Lot Description Back Yard, Dog Run Fenced In, Front Yard, Pie Shaped Lot
Roof Rubber
Construction Brick, Vinyl Siding, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed April 26th, 2025
Days on Market 17
Zoning DC-16-A

Listing Details

Listing Office Stonemere Real Estate Solutions

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.