

# \$599,900 - 520 Chinook Winds Gardens Sw, Airdrie

MLS® #A2213098

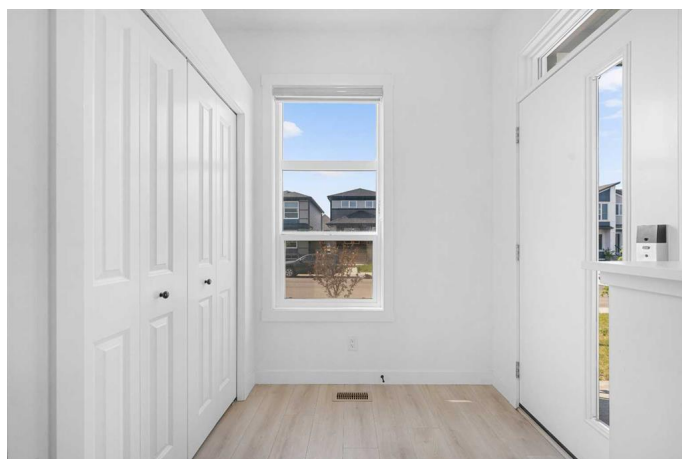
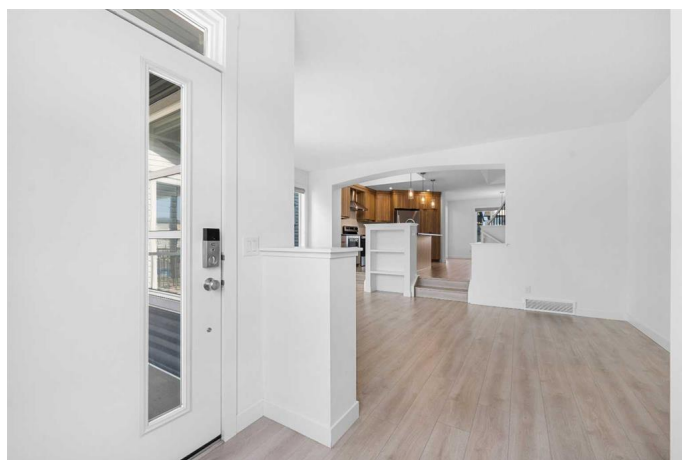
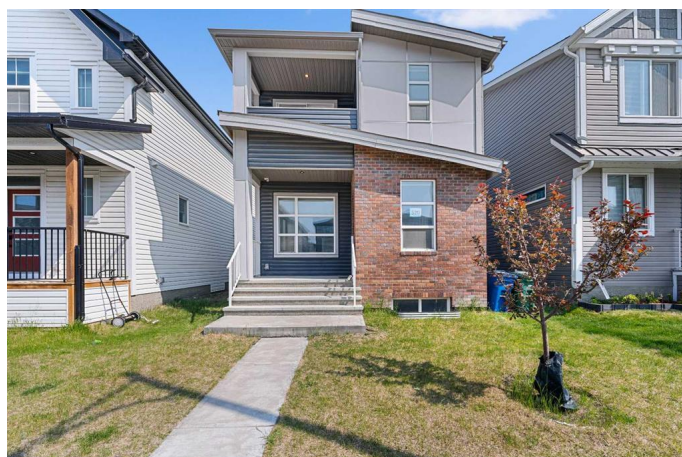
**\$599,900**

3 Bedroom, 3.00 Bathroom, 1,657 sqft

Residential on 0.08 Acres

Chinook Gate, Airdrie, Alberta

Move in Ready | Stunning Open Floor Plan | Open to Below Ceilings | Expansive Living Space | 1,657 SqFt | 3 Beds | 2.5 Baths | Sparkling Kitchen | Full Height Upper Cabinets | Stainless Steel Appliances | Kitchen Island | Barstool Seating Area | Built-in Features | Recessed Lighting | Large Windows | Immaculate Natural Lighting | Upper Level Laundry | Private Primary Balcony | Rear Mud Room | Storage | Great Backyard | Rear Parking | Alley Access. Welcome home to 520 Chinook Winds Gardens SW, Airdrie; a gorgeous family home boasting 1,657 SqFt throughout the main and upper levels with an additional 755 SqFt on the basement level ready to grow with your family! Pull up to a home full of curb appeal. The front door opens to a foyer with closet storage and views of the beautiful and spacious main level. The front living room is framed with large windows that fill this space with natural light. Two steps up leads you into your central kitchen. The kitchen with open to below ceilings, full height upper cabinets, recessed and pendant lighting has a grandiose feeling. The kitchen is complimented with stainless steel appliances, ample cupboard storage, a black countertop and an island with barstool seating for small meals or socializing while you cook. The dining room is at the rear of the home. The large North facing window overlooks the backyard. The main level has a 2pc bath and a mud room near the back door. The mud room has closet storage and leads to the back yard and



rear parking pad. Head up the curved staircase to your upper level where you find a comfortable retreat for everyone in your family. The primary bedroom is an oasis; the private covered balcony off the bedroom provides you with a serene space for a cool summers evening. The primary bedroom is also paired with a 3pc ensuite and walk-in closet. Bedrooms 2 & 3 are both a generous size and share the 4pc bath with a tub/shower combo. Upstairs has a walk-in laundry room with wire linen shelving above the front load washer/dryer. Downstairs, the unfinished basement is a blank canvas for you to design a space that's individual to your family's needs. The back yard is a great space for summer fun, BBQs, outdoor dining, a kid's playset- you name it. The rear parking pad with alley access is great for private parking plus street parking at the front of the home is readily available. This home is nestled into Chinook Gate where the Splash Park, Skate Park and the Regional Park are all a minutes walk away from your doorstep. Hurry and book a showing at this gorgeous home today!

Built in 2021

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2213098    |
| Price          | \$599,900   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,657       |
| Acres          | 0.08        |
| Year Built     | 2021        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |

|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 520 Chinook Winds Gardens Sw |
| Subdivision | Chinook Gate                 |
| City        | Airdrie                      |
| County      | Airdrie                      |
| Province    | Alberta                      |
| Postal Code | T4B 5J6                      |

### Amenities

|                |                                      |
|----------------|--------------------------------------|
| Amenities      | Other                                |
| Parking Spaces | 3                                    |
| Parking        | Alley Access, On Street, Parking Pad |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Built-in Features, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Storage, Walk-In Closet(s), Granite Counters, Recessed Lighting |
| Appliances        | Dishwasher, Range Hood, Refrigerator, Wall/Window Air Conditioner, Dryer, Electric Stove, Microwave, Washer  |
| Heating           | Forced Air   |
| Cooling           | None   |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Lighting, Rain Gutters   |
| Lot Description   | Back Lane, Back Yard, Front Yard, Rectangular Lot, Interior Lot, Lawn, Street Lighting |
| Roof              | Asphalt Shingle  |
| Construction      | Wood Frame, Vinyl Siding   |
| Foundation        | Poured Concrete  |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 9th, 2025 |
| Days on Market | 39             |
| Zoning         | R1-L           |
| HOA Fees       | 105            |
| HOA Fees Freq. | ANN            |

# Listing Details

Listing Office                RE/MAX Crown

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