

# \$499,900 - 308 South Point Square Sw, Airdrie

MLS® #A2228657

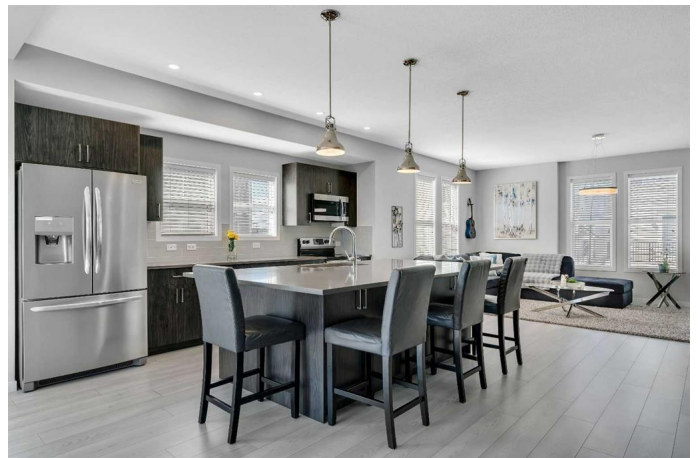
**\$499,900**

4 Bedroom, 4.00 Bathroom, 2,048 sqft

Residential on 0.05 Acres

South Point, Airdrie, Alberta

ONE OF THE LARGEST TOWNHOMES IN AIRDRIE \*RARE 4 BED TOWNHOUSE - EXCEPTIONAL END UNIT FACING A COURTYARD\* Welcome to this 4-bedroom, 4-bathroom end-unit townhome, offering just over 2,000 sq ft of beautifully finished living space in one of Airdrie's most sought-after communities. With modern elegance, thoughtful functionality, and a prime corner location, this home is the perfect fit for families, professionals, and anyone seeking room to grow without sacrificing style or convenience. The entry-level/main floor is incredibly versatile and includes a bright bedroom and a 3-piece bathroom—perfect for a home office, guest suite, or a private space for a teen. You'll also find a spacious storage area, access to utilities, and a convenient entry to the double attached garage. This level offers privacy and flexibility, ideal for multi-generational living or working from home. Upstairs, the spacious living room is anchored by a cozy fireplace, while the dining area flows seamlessly into the large gourmet kitchen—complete with stainless steel appliances, sleek quartz cabinets, ample counter space, and a large island ideal for hosting friends or gathering with family. Step through to the private patio that opens onto a beautifully maintained courtyard—your perfect setting for summer barbecues or a quiet morning coffee. A 2-pc bath is tucked away on this level for convenience. Upstairs, your private retreat awaits. The primary bedroom features a



spacious walk-in closet and a luxurious ensuite with dual sinks and a sleek, modern design. Two additional bedrooms are generously sized, and the upper-level laundry room adds everyday convenience. The main bath completes the upper level, offering both comfort and functionality for a growing household. Situated in a vibrant, amenity-rich neighborhood, youâ€™ll enjoy close proximity to parks, tennis courts, playgrounds, top-rated schools, and everyday essentials. Whether you're relaxing at home, entertaining guests, or exploring the community, this townhome truly has it all., all pets must be approved and under 25lbd

Built in 2019

**Essential Information**

MLS® #	A2228657
Price	\$499,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,048
Acres	0.05
Year Built	2019
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

**Community Information**

Address	308 South Point Square Sw
Subdivision	South Point
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 5C3

## Amenities

Amenities	Visitor Parking
Parking Spaces	2
Parking	Double Garage Attached, Driveway, Garage Faces Rear
# of Garages	2

## Interior

Interior Features	Breakfast Bar, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Tile
Basement	None

## Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Back Lane, Low Maintenance Landscape, See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	June 6th, 2025
Days on Market	21
Zoning	R3

## Listing Details

Listing Office	RE/MAX First
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