

# \$539,900 - 33 Thorndale Close Se, Airdrie

MLS® #A2251696

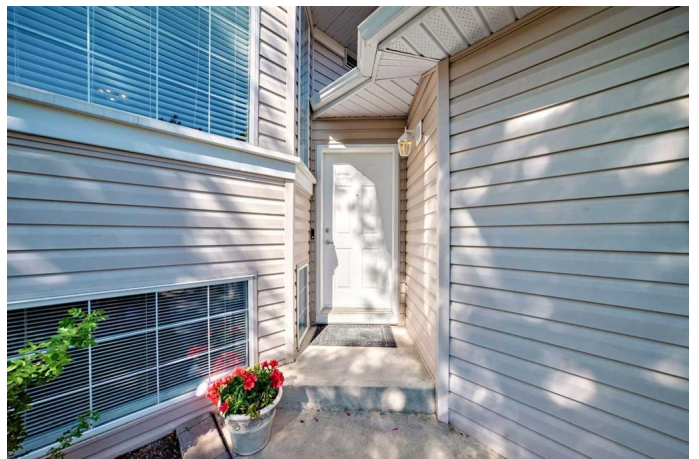
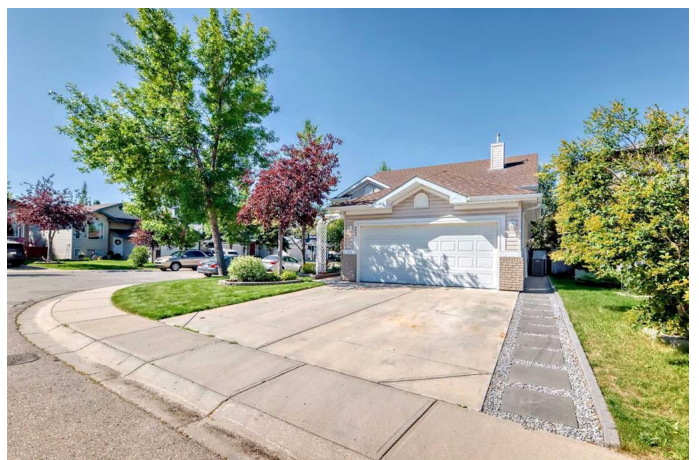
**\$539,900**

4 Bedroom, 3.00 Bathroom, 1,267 sqft

Residential on 0.11 Acres

Thorburn, Airdrie, Alberta

Nestled on a quiet street in the heart of Thorburn, this meticulously maintained bi-level home is a true gem, offered for sale by the original owners. Situated on a spacious corner lot, the property features gated RV parking concrete pad and is just half a block from scenic walking paths that connect to schools, playgrounds, the lake, and Genesis Place. Step inside to discover a bright and functional main level with a fantastic kitchen, complete with stainless steel appliances and a sunny dining area with sliding doors leading to a west-facing deck with a retractable awning—perfect for enjoying evening sunsets. The upper floor also offers three generously sized bedrooms and two full bathrooms, including a primary suite with ensuite. The fully developed lower level boasts a cozy family room with a gas fireplace, an additional bedroom, a large flex room ideal for a home office or gym, and a full bathroom featuring a walk-in tub—perfect for accessibility and comfort. Additional highlights include central air conditioning for year-round comfort, updated plumbing with all Poly-B removed, beautifully landscaped yard with irrigation system and cozy built in outside room under upper deck. Many updates including appliances, furnace, humidifier and hot water tank. Family-friendly neighborhood with excellent amenities nearby. Don't miss this rare opportunity to own a lovingly cared-for home in one of Airdrie's most sought-after communities. Welcome to Thorburn!



Built in 1997

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2251696    |
| Price          | \$539,900   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,267       |
| Acres          | 0.11        |
| Year Built     | 1997        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Active      |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 33 Thorndale Close Se |
| Subdivision | Thorburn              |
| City        | Airdrie               |
| County      | Airdrie               |
| Province    | Alberta               |
| Postal Code | T4A 2C1               |

## Amenities

|                |                                           |
|----------------|-------------------------------------------|
| Parking Spaces | 6                                         |
| Parking        | Double Garage Attached, RV Access/Parking |
| # of Garages   | 2                                         |

## Interior

|                   |                                                                                                                           |
|-------------------|---------------------------------------------------------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home                                                                                           |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                                                                |
| Cooling           | Central Air                                                                                                               |
| Fireplace         | Yes                                                                                                                       |
| # of Fireplaces   | 1                                                                                                                         |
| Fireplaces        | Gas                                                                                                                       |
| Has Basement      | Yes                                                                                                                       |

Basement                      Finished, Full

**Exterior**

Exterior Features      None  
Lot Description        Back Yard, Corner Lot, Front Yard, Landscaped  
Roof                      Asphalt Shingle  
Construction          Vinyl Siding, Wood Frame  
Foundation            Poured Concrete

**Additional Information**

Date Listed              August 26th, 2025  
Days on Market        61  
Zoning                    R1

**Listing Details**

Listing Office            RE/MAX Rocky View Real Estate

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