

# \$650,000 - 1073 Chinook Gate Heath Sw, Airdrie

MLS® #A2240413

**\$650,000**

4 Bedroom, 4.00 Bathroom, 1,831 sqft

Residential on 0.07 Acres

Chinook Gate, Airdrie, Alberta

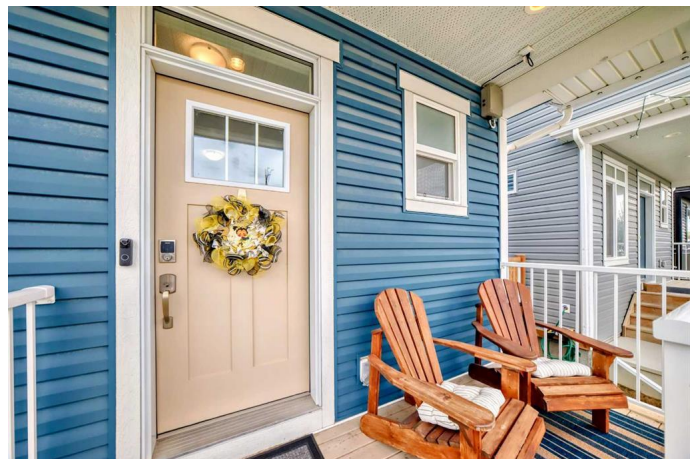
Discover this stunning 4-bedroom, 3.5-bathroom, two-story residence featuring a detached double garage and air conditioning for your comfort. This home also boasts permanent outdoor lighting, perfect for enhancing your outdoor space year-round. Ideally located within walking distance to Chinook Winds Park, you'll enjoy easy access to beautiful green spaces and recreational activities.

The main floor boasts a modern open concept design, complete with a dedicated office space. Enjoy cooking in the stylish kitchen equipped with stainless steel appliances, quartz countertops, a beautiful backsplash, and a sleek hood fan chimney. Two spacious pantries provide ample storage, while the large dining and living rooms offer plenty of space for entertaining. A convenient half bath completes the main level.

Step outside to your professionally landscaped backyard, featuring a deck and low-maintenance artificial grass—perfect for outdoor gatherings!

The fully developed basement includes a cozy family room, a spacious bedroom, and a 4-piece bathroom, providing additional living space for family or guests.

Upstairs, you'll find a versatile bonus room, two generously sized bedrooms, a



4-piece bathroom, and a laundry room. The primary bedroom is a true retreat, featuring a walk-in closet with custom storage and a luxurious 4-piece ensuite.

Don't miss out! call now for your private showing!

Built in 2020

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2240413    |
| Price          | \$650,000   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,831       |
| Acres          | 0.07        |
| Year Built     | 2020        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                            |
|-------------|----------------------------|
| Address     | 1073 Chinook Gate Heath Sw |
| Subdivision | Chinook Gate               |
| City        | Airdrie                    |
| County      | Airdrie                    |
| Province    | Alberta                    |
| Postal Code | T4B 5E1                    |

**Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | None                   |
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

**Interior**

|                   |                                                                                     |
|-------------------|-------------------------------------------------------------------------------------|
| Interior Features | No Smoking Home, Open Floorplan                                                     |
| Appliances        | Dishwasher, Electric Range, Microwave, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Central                                                                             |
| Cooling           | Other                                                                               |
| Has Basement      | Yes                                                                                 |
| Basement          | Finished, Full                                                                      |

## Exterior

|                   |                            |
|-------------------|----------------------------|
| Exterior Features | BBQ gas line, Other        |
| Lot Description   | Back Yard, Rectangular Lot |
| Roof              | Asphalt Shingle            |
| Construction      | Wood Frame                 |
| Foundation        | Poured Concrete            |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 24th, 2025 |
| Days on Market | 32              |
| Zoning         | R1-L            |
| HOA Fees       | 105             |
| HOA Fees Freq. | MON             |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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