

# \$1,099,000 - 270169 Range Road 291 Se, Airdrie

MLS® #A2252002

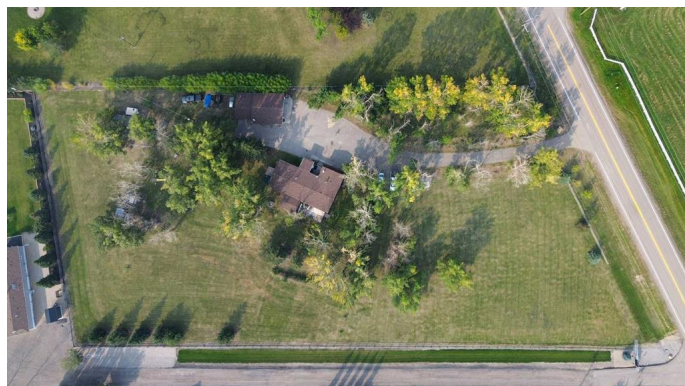
**\$1,099,000**

4 Bedroom, 3.00 Bathroom, 1,546 sqft

Residential on 2.74 Acres

NONE, Airdrie, Alberta

Bring your family to this 2.74 acre parcel - country living in the city w/ pavement to your door. This property is part of the city of Airdrie but is still taxed at the Rockyview County rate. You are quite literally a 3 minute drive to No Frills & the east side of Airdrie from this home. This home has had some renovations over the years & has a MASSIVE EAT IN KITCHEN, tons of BUILT INS inc desk/work area & CHINA CABINETS. Maple cabinets w/CROWN MOULDING & upgraded backsplash lend to the country feel. There are 3 large bedrooms upstairs (plenty of room for a queen sized bed in each of the secondary bedrooms) & a spacious primary suite w/ 3 pc ensuite. Plenty of light in the primary w/the south windows & a door off of the west side of the room. Plumbing & light fixtures have also been upgraded & durable laminate floors are kid and pet friendly. The main floor boasts 1546 sq ft w/another 187 sq ft sunroom complete w/WOOD BURNING FIREPLACE. The bsmt is fully finished w/a large rec rm space, guest room space (WINDOW DOES NOT MEET EGRESS), gaming space, gorgeous bath & storage. Outside the kids will be thrilled - SO MUCH SPACE TO PLAY! Numerous outbuildings provide lots of storage & the TRIPLE HEATED DETACHED GARAGE (940 sq ft) is perfect for parking & storage as well. The MASSIVE SOUTH FACING deck, NEWER SEPTIC TANK (2017) & NEWER WINDOWS add to the value & MATURE TREES make this the whole package.



Built in 1974

## Essential Information

|                |                                  |
|----------------|----------------------------------|
| MLS® #         | A2252002                         |
| Price          | \$1,099,000                      |
| Bedrooms       | 4                                |
| Bathrooms      | 3.00                             |
| Full Baths     | 3                                |
| Square Footage | 1,546                            |
| Acres          | 2.74                             |
| Year Built     | 1974                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | Acreage with Residence, Bungalow |
| Status         | Active                           |

## Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 270169 Range Road 291 Se |
| Subdivision | NONE                     |
| City        | Airdrie                  |
| County      | Airdrie                  |
| Province    | Alberta                  |
| Postal Code | T4B 2A4                  |

## Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 8                      |
| Parking        | Triple Garage Detached |
| # of Garages   | 3                      |

## Interior

|                   |                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Ceiling Fan(s), Closet Organizers, Walk-In Closet(s)                                              |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                          |
| Cooling           | None                                                                                                             |
| Has Basement      | Yes                                                                                                              |
| Basement          | Finished, Full                                                                                                   |

## Exterior

|                   |                                         |
|-------------------|-----------------------------------------|
| Exterior Features | Private Yard                            |
| Lot Description   | Irregular Lot, Landscaped, Level, Views |
| Roof              | Asphalt Shingle                         |
| Construction      | Vinyl Siding, Wood Frame                |
| Foundation        | Poured Concrete                         |

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 4th, 2025 |
| Days on Market | 45                  |
| Zoning         | RR-2                |

**Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | Century 21 Masters |
|----------------|--------------------|

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