

# \$719,998 - 431 Windrow Common Sw, Airdrie

MLS® #A2199375

**\$719,998**

4 Bedroom, 4.00 Bathroom, 2,331 sqft  
Residential on 0.08 Acres

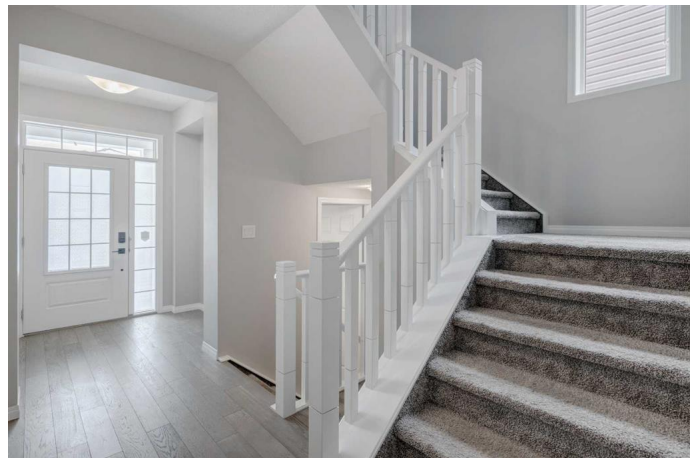
Southwinds, Airdrie, Alberta

Price Improvement, under replacement cost.  
Don't miss out on this deal of the year!  
Beautiful and spacious Family Home in  
Southwinds, Airdrie – Over 3,300 Sqft of  
developed space including the basement  
developed with permits!

Welcome to your dream home in the vibrant  
community of Southwinds, Airdrie! This  
impressive residence offers over 3,300 sq. ft.  
of thoughtfully designed living space, blending  
modern upgrades with cozy charm.

Step inside to the open foyer. As you move  
into the open-concept living area, you™ll be  
captivated by the soaring 9-ft ceilings and  
sleek 8-ft doors that create an airy, grand  
atmosphere. The gas fireplace in the living  
room sets the stage for warm, relaxing  
evenings.

The chef's kitchen features a ceiling-height  
cabinetry with elegant crown bulkheads,  
gleaming quartz countertops, and a large  
center island – ideal for family gatherings or  
culinary creations. Upgraded appliances  
ensure a seamless cooking experience. A  
modern sliding door leads to the beautifully  
landscaped backyard, where a composite deck  
invites you to enjoy outdoor dining and  
entertainment. Finishing the main floor is a  
spacious mudroom, perfect for organizing  
shoes and coats, with a stylish bench adding  
both function and flair.



Upstairs, a spacious bonus room provides the perfect retreat for family movie nights or a home office. This level also boasts three generously sized bedrooms, a convenient laundry room, and a sunlit primary suite with a huge window, flooding the space with natural light. The luxurious 4-piece ensuite features a large walk-in shower, creating a spa-like escape.

Adding incredible value, the illegal basement suite offers a private side entry, a cozy bedroom, a fully equipped kitchen, and a stylish bathroom—an excellent option for guests or rental potential. The backyard is fenced, landscaped and boasts a large composite deck.

Located in a family-friendly neighborhood, this home is just minutes from top-rated schools, shopping centers, scenic ponds, and walking/biking trails. Don't miss this rare opportunity—book your showing today before it's gone!

Built in 2018

### Essential Information

MLS® #	A2199375
Price	\$719,998
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,331
Acres	0.08
Year Built	2018
Type	Residential
Sub-Type	Detached
Style	2 Storey

Status Active

### Community Information

Address 431 Windrow Common Sw  
Subdivision Southwinds  
City Airdrie  
County Airdrie  
Province Alberta  
Postal Code T4B 4K3

### Amenities

Parking Spaces 4  
Parking Double Garage Attached  
# of Garages 2

### Interior

Interior Features Closet Organizers, No Animal Home, No Smoking Home, Quartz Counters, Separate Entrance, Walk-In Closet(s)  
Appliances Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings  
Heating Forced Air, Natural Gas  
Cooling None  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Gas  
Has Basement Yes  
Basement Exterior Entry, Finished, Full, Suite

### Exterior

Exterior Features Private Entrance, Private Yard  
Lot Description Back Yard, Front Yard, Landscaped  
Roof Asphalt Shingle  
Construction Vinyl Siding, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed March 5th, 2025  
Days on Market 38  
Zoning R1-U

## Listing Details

Listing Office            Regent Pointe Realty

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