

\$709,900 - 1309 South Point Parade Sw, Airdrie

MLS® #A2231344

\$709,900

3 Bedroom, 2.00 Bathroom, 2,235 sqft

Single Family on 0.08 Acres

South Point, Airdrie, Alberta

Discover an exceptional opportunity to own a stunning 2-storey residence in the vibrant community of South Point. This spacious home boasts over 2200 sq. ft. of meticulously developed living space, offering the perfect blend of elegance and functionality for modern family living. Step into a grand foyer that leads to an open-concept main floor, bathed in natural light. The bright and airy living room flows seamlessly into a gourmet custom kitchen, a culinary enthusiast's dream. Featuring ceiling-height cabinetry, a large center island, and premium stainless-steel appliances, this kitchen is as beautiful as it is practical. A spacious dining nook and a dedicated office/computer room complete this level, ideal for both entertaining and everyday living. The upper level is a true haven of tranquility. Here, you'll find a sprawling primary bedroom suite designed for ultimate relaxation, complete with a lavish 5-piece ensuite featuring dual sinks, a luxurious soaking tub, a separate shower, and a generous walk-in closet. Two additional spacious bedrooms, a stylish 4-piece bathroom with double sinks, a large bonus room, and a convenient upper-floor laundry room ensure comfort and convenience for the entire family. This home is designed with discerning tastes in mind, featuring an array of high-end upgrades

- *Custom kitchen cabinets reaching the ceiling for maximum storage and a sleek aesthetic
- *Upgraded lighting and plumbing fixtures throughout, adding a touch of sophistication *



9-foot ceilings on the main floor and basement, creating an expansive feel, complemented by elegant 8-foot doors on the main floor * Unique exterior elevation and sloped roof lines, providing exceptional curb appeal. Adding to the appeal, the fully unfinished walk-out basement offers limitless potential to create your dream space, whether it's for additional bedrooms, a home gym, or an entertainment zone. Embrace a lifestyle of comfort, convenience, and community in South Point. Enjoy the convenience of nearby walking paths, playgrounds, tennis courts, a basketball court, schools, and more, all just a short stroll away. Don't miss this exceptional opportunity to embrace a lifestyle of unparalleled luxury and convenience. Your dream home awaits in South Point! (id:6289)

Built in 2025

Essential Information

Listing #	A2231344
Price	\$709,900
Bedrooms	3
Bathrooms	2.00
Half Baths	1
Square Footage	2,235
Acres	0.08
Year Built	2025
Type	Single Family
Sub-Type	Freehold

Community Information

Address	1309 South Point Parade Sw
Subdivision	South Point
City	Airdrie
Province	Alberta
Postal Code	T4B5H9

Amenities

Amenities	Park, Playground, Recreation Nearby, Schools, Shopping
Parking Spaces	4
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Refrigerator, Range - Electric, Microwave, Hood Fan, Garage door opener
Heating	Natural gas Forced air
Cooling	None
# of Stories	2

Exterior

Exterior	Vinyl siding
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	Real Estate Professionals Inc.
----------------	--------------------------------



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 15th, 2025 at 7:32am PDT