

# \$625,000 - 163 Osborne Rise Sw, Airdrie

MLS® #A2254785

**\$625,000**

4 Bedroom, 3.00 Bathroom, 1,765 sqft  
Single Family on 0.11 Acres

South Windsong, Airdrie, Alberta

Welcome to Southwinds in Airdrie. This charming detached home is situated on a desirable corner lot with just under 1,800 sq. ft. of living space, offering 4 bedrooms and 2.5 bathrooms. Perfect for growing families, first-time buyers, or investors, this property combines comfort, function, and style. The main floor features a cozy gas fireplace, convenient laundry, and a bright, open layout where natural sunlight pours in throughout the day. Additional highlights include air conditioning, a double attached garage, lots of yard space, and a welcoming wrap-around porch—ideal for relaxing or entertaining. The undeveloped basement provides endless possibilities to customize to your needs, while thoughtful touches like modern light fixtures and designer wallpapers add a stylish finish. All this in a family-friendly community, within walking distance to schools, shopping, and everyday amenities, plus only 10 minutes to CrossIron Mills and 17 minutes to Calgary International Airport. (id:6289)

Built in 2015

## Essential Information

Listing #	A2254785
Price	\$625,000
Bedrooms	4
Bathrooms	3.00
Half Baths	1



Square Footage	1,765
Acres	0.11
Year Built	2015
Type	Single Family
Sub-Type	Freehold

### Community Information

Address	163 Osborne Rise Sw
Subdivision	South Windsong
City	Airdrie
Province	Alberta
Postal Code	T4B4A6

### Amenities

Amenities	Park, Playground, Recreation Nearby, Schools, Shopping
Features	No Smoking Home
Parking Spaces	5
Parking	Attached Garage, Concrete, Other
# of Garages	2

### Interior

Appliances	Washer, Refrigerator, Range - Electric, Dishwasher, Dryer, Microwave Range Hood Combo, Window Coverings, Garage door opener
Heating	Natural gas Forced air
Cooling	Central air conditioning, See Remarks
Fireplace	Yes
# of Fireplaces	1
# of Stories	2

### Exterior

Exterior	Stone, Vinyl siding
Construction	Wood frame
Foundation	Poured Concrete

### Listing Details

Listing Office	eXp Realty
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