

# \$849,999 - 1361 Chinook Gate Green Sw, Airdrie

MLS® #A2195530

**\$849,999**

5 Bedroom, 4.00 Bathroom, 2,254 sqft  
Residential on 0.08 Acres

Chinook Gate, Airdrie, Alberta

This stunning home is located in a quiet, family-friendly neighborhood, backing onto a peaceful green space for extra privacy and beautiful backyard views. Inside, the bright and open-concept layout welcomes you with large windows and 3 panel patio door that bring in plenty of natural light. The modern kitchen is designed for both style and function, featuring high-end appliances, sleek countertops, and lots of storage, plus a separate spice kitchen to keep the main space clean while cooking. The main floor also includes a flex room, perfect for a home office, playroom, or extra sitting area, along with a convenient half-bathroom for guests. Upstairs, the master bedroom is a private retreat, complete with a spa-like ensuite and a spacious walk-in closet. The additional large bedrooms offer plenty of space for family, guests, or a home office. The illegal basement suite is a fantastic bonus, featuring 9 ft ceilings, 2 bedrooms, a full kitchen, and a separate living area, making it ideal for extended family or rental income. Outside, the backyard opens up to a scenic green space, perfect for relaxing, gardening, or entertaining. With modern finishes, a functional layout, and an income-generating illegal basement suite, this home has everything you needâ€™donâ€™t miss out on this great opportunity!

Built in 2023



## Essential Information

MLS® #	A2195530
Price	\$849,999
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,254
Acres	0.08
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	1361 Chinook Gate Green Sw
Subdivision	Chinook Gate
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B5J2

## Amenities

Amenities	None, Other
Parking Spaces	4
Parking	Double Garage Attached, Off Street, Parking Pad
# of Garages	2

## Interior

Interior Features	Chandelier, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Electric Stove, Gas Cooktop, Gas Range, Microwave, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Electric
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

### **Exterior**

Exterior Features	BBQ gas line, Private Entrance, Playground
Lot Description	Back Yard, Backs on to Park/Green Space, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	February 20th, 2025
Days on Market	62
Zoning	R1-U
HOA Fees	105
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	Prep Ultra
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