

# \$437,500 - 134, 55 Fairways Drive Nw, Airdrie

MLS® #A2228948

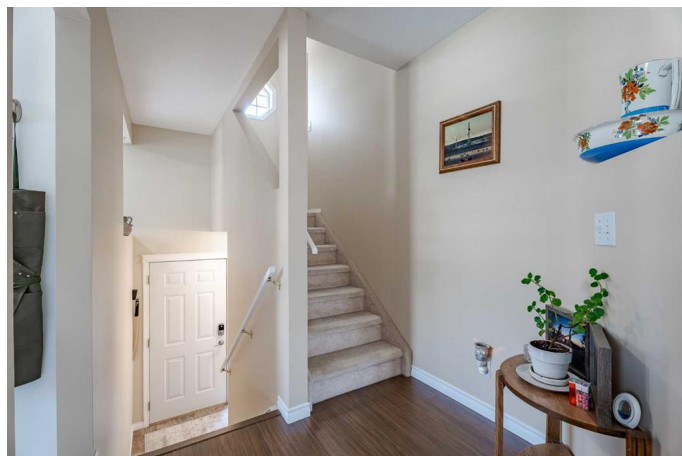
**\$437,500**

4 Bedroom, 3.00 Bathroom, 1,077 sqft

Residential on 0.06 Acres

Fairways, Airdrie, Alberta

4 BEDROOMS + CORNER LOT + WALKING DISTANCE TO SCHOOLS + ATTACHED GARAGE! This charming semi attached bilevel offers a blend of functionality and comfort making it ideal for families while providing everyone with their own private space. Once inside this unique main floor layout provides many benefits. The kitchen is bright and airy boasting newer white cabinetry with stainless steel appliances. An open concept dining/living room with ample room for family dinners or entertaining guests. The living room is spacious and bright with French doors leading to the private back deck. Also on the main floor is a 3 piece bathroom and a large bedroom ideal for a primary bedroom or elderly parent. Up to the second level you will find another bedroom tucked away from the day to day living, with a 2 piece ensuite and walk in closet. The finished basement has 2 good sized bedrooms, each with a large window, a family room with a gas fireplace, a 4 piece bathroom and the laundry room. The single attached garage provides secure parking and additional storage space. Enjoy your morning coffee or relax at the end of the day on your very private back deck. No lawn maintenance to worry about as it is included in your condo fees! Furnace was replaced in 2019 and hot water tank was replaced in 2018. All windows have quality "zebra" blinds except for family room in basement. This home is walking distance to the catholic and public schools, close to shopping and the golf course



with quick and easy access to the highway.

Built in 2000

### **Essential Information**

MLS® #	A2228948
Price	\$437,500
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,077
Acres	0.06
Year Built	2000
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bi-Level
Status	Active

### **Community Information**

Address	134, 55 Fairways Drive Nw
Subdivision	Fairways
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B2T5

### **Amenities**

Amenities	None
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### **Interior**

Interior Features	Laminate Counters, No Animal Home, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Yard, Corner Lot, Landscaped, Lawn, Street Lighting
Roof	Asphalt
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	June 9th, 2025
Days on Market	11
Zoning	R2-T

## Listing Details

Listing Office	Legacy Real Estate Services
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