

\$595,000 - 1037 Chinook Gate Heath Sw, Airdrie

MLS® #A2239734

\$595,000

3 Bedroom, 3.00 Bathroom, 1,601 sqft

Residential on 0.07 Acres

Chinook Gate, Airdrie, Alberta

Welcome to your new home in Chinook Gate, a vibrant and growing community offering incredible value and location. This unique and spacious detached property is just two blocks from a fantastic playground and within walking distance to the future school site, making it ideal for families or savvy investors.

Step into a sunlit, open-concept main floor where abundant windows fill every corner with natural light. The front family room is large and welcoming, perfect for gatherings or cozy nights in. From there, step up into a beautifully appointed kitchen with vaulted ceilings and skylights, creating a bright and airy atmosphere. Full-height cabinetry, upgraded stainless steel appliances—including a built-in microwave—and an oversized island combine practicality with style. A built-in pantry adds to the generous storage. The adjacent dining area easily accommodates a table for eight, and a tucked-away powder room maintains flow without compromising space.

Off the dining area, the rear door opens to a fully fenced backyard, complete with a large deck and pergola—perfect for entertaining or relaxing outdoors. The landscaped yard includes a pathway leading to a double detached garage, giving you the luxury of no winter windshield scraping.

A charming curved staircase leads to the second floor, where skylights and high windows bathe the landing in light. The spacious primary suite features patio doors opening onto a private, covered deck, ideal for



morning coffee or evening unwinding. This retreat also includes a walk-in closet and a luxurious five-piece ensuite. Two additional bedrooms, another full bathroom, and a convenient upstairs laundry room with cabinets and countertop complete the upper level. The unfinished basement is a blank canvas ready for your imagination—whether you envision a rec room, guest suite, or home gym. Located within walking distance to schools, including the nearby high school, Chinook Winds Park, restaurants, and shopping, plus offering quick access to Highway 2, this home combines comfort, convenience, and value in one amazing package. Ready to experience it in person? Schedule your private showing today and discover all that Chinook Gate has to offer.

Built in 2020

Essential Information

MLS® #	A2239734
Price	\$595,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,601
Acres	0.07
Year Built	2020
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	1037 Chinook Gate Heath Sw
Subdivision	Chinook Gate

City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 5E1

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Built-in Features, Closet Organizers, Double Vanity, French Door, High Ceilings, Kitchen Island, No Animal Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Skylight(s), Storage, Track Lighting, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Back Lane, Back Yard, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 18th, 2025
Days on Market	42
Zoning	R1-L

Listing Details

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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. Used under license.