$624,900 - 171 Willowbrook Drive Nw, Airdrie

MLS® #A2257760

$624,900
4 Bedroom, 4.00 Bathroom, 1,545 sqft
Residential on 0.01 Acres

Willowbrook, Airdrie, Alberta

Fully developed 4-bedroom, 3.5-bath home situated on a corner lot in the desirable community of Willowbrook, offering excellent potential. The main and upper levels are vacant and feature 3 bedrooms, 2.5 bathrooms, and a bright, functional layout ideal for family living. The fully finished basement offers a separate side entrance, 1 bedroom, a full kitchen, living area, separate laundry, and a 4-piece bathroom â€” currently rented for $1,200/month, providing great income potential. There is minor cosmetic damage to one vinyl plank in the main kitchen; the seller is open to replacing the flooring with the buyerâ€™s choice or offering a credit, depending on the offer. Situated on a spacious lot, this home is perfect for families, investors, or buyers seeking an investment property in a quiet, established neighborhood close to schools, parks, and amenities.

Built in 2001

Essential Information

MLS® #	A2257760
Price	$624,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,545
Acres	0.01

Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	171 Willowbrook Drive Nw
Subdivision	Willowbrook
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2W5

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer
Heating	Central, Fireplace(s)
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Lighting, Other
Lot Description	Rectangular Lot, Corner Lot
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 17th, 2025
Days on Market	39
Zoning	R1

Listing Details

Listing Office	eXp Realty

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