



THE
A-TEAM

**RE/MAX
FIRST**

637 HILLCREST Road, Airdrie T4B 4C7

MLS®#: **A2203091**

Area: **Hillcrest**

Listing Date: **03/20/25**

List Price: **\$518,000**

Status: **Active**

County: **Airdrie**

Change: **-\$2k, 03-Apr**

Association: **Fort McMurray**



General Information

Prop Type:

Residential

Sub Type:

Row/Townhouse

City/Town:

Airdrie

Year Built:

2016

Lot Information

Finished Floor Area

Lot Sz Ar:

2,382 sqft

Lot Shape:

Abv Sqft:

1,379

Low Sqft:

Ttl Sqft:

1,379

DOM

31

Layout

Beds:

3 (3)

Baths:

2.5 (2 1)

Style:

2 Storey

Parking

Ttl Park:

2

Garage Sz:

1

Access:

Lot Feat:

Park Feat:

Back Yard,Gentle Sloping,Lawn,Rectangular Lot

220 Volt Wiring,Concrete Driveway,Front Drive,Garage Faces Front,Insulated,Single Garage Attached

Utilities and Features

Roof:

Asphalt Shingle

Heating:

High Efficiency,Forced Air,Natural Gas

Sewer:

Ext Feat:

BBQ gas line,Other

Construction:

Vinyl Siding,Wood Frame

Flooring:

Carpet,Laminate,Tile

Water Source:

Fnd/Bsmt:

Poured Concrete

Kitchen Appl:

Dishwasher,Garage Control(s),Gas Stove,Microwave Hood Fan,Refrigerator,Washer/Dryer,Window Coverings

Int Feat:

Bathroom Rough-in,Breakfast Bar,Built-in Features,Ceiling Fan(s),Closet Organizers,High Ceilings,No Smoking Home,Open Floorplan,Quartz Counters,Recessed Lighting,See Remarks,Storage,Vinyl Windows

Utilities:

Room Information

Room

Level

Dimensions

Room

Legal/Tax/Financial

Level

Dimensions

Title:

Fee Simple

Legal Desc:

1513207

Zoning:

R2-T

Remarks

Pub Rmks:

Welcome to 637 Hillcrest Road, Airdrie. A stunning 2-storey WALK-OUT townhome that's been gently lived in and meticulously maintained with NO CONDO FEES! From the moment you step inside the welcoming foyer, you'll love the bright, open-concept design, soaring 9' ceilings, and smart switches on the main floor. The functional kitchen features custom soft-close cabinetry with built-ins, quartz countertops, stainless steel Frigidaire appliances (including a gas stove with convection oven!), and a flush breakfast bar—perfect for entertaining. The spacious dining area flows seamlessly onto the rear upper east-facing deck finished with Duradek with a BBQ gas line, where you can enjoy serene views of the soccer fields and greenspace. The cozy living room is bathed in natural light thanks to its large, bright windows! A main floor half bath completes this level. Upper-Level Comfort, you'll find 3 great-sized bedrooms, including the primary suite, which boasts a walk-in closet, a private 3-pc ensuite with an oversized shower & upgraded shower head, plus Silver Pearl granite countertops. An additional 4-pc bath (also with Silver Pearl granite) and a convenient upper-floor laundry with a sunken shelving unit make daily living a breeze. The WALK-OUT basement is partially finished and filled with tons of natural light and offers a great-sized rec area, a framed & wired bath, ample storage, and access to the rear yard—the perfect space to customize to your needs! Extras You'll Love: Single attached garage with 240V, walking distance to Northcott Prairie School, parks, courts, pathways and close to all amenities & super quick access to the highway. This gem won't last long! Book your showing today and make this beautiful walk-out townhouse in Hillcrest your new home!

Inclusions:

N/A

Property Listed By:

Grassroots Realty Group

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123











