

# \$644,900 - 1139 Chinook Winds Circle Sw, Airdrie

MLS® #A2229941

**\$644,900**

4 Bedroom, 4.00 Bathroom, 1,839 sqft

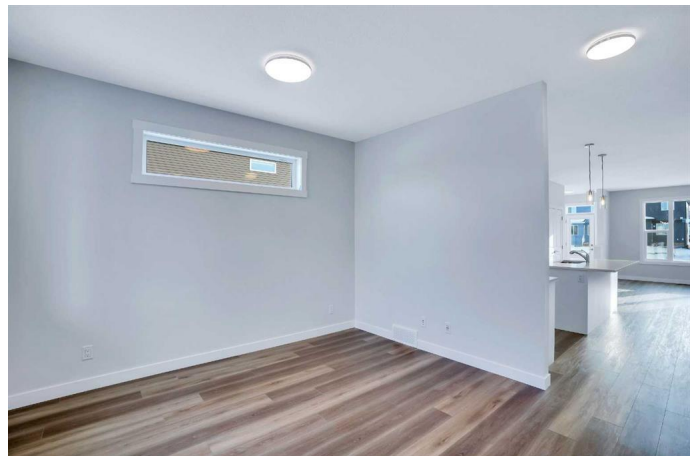
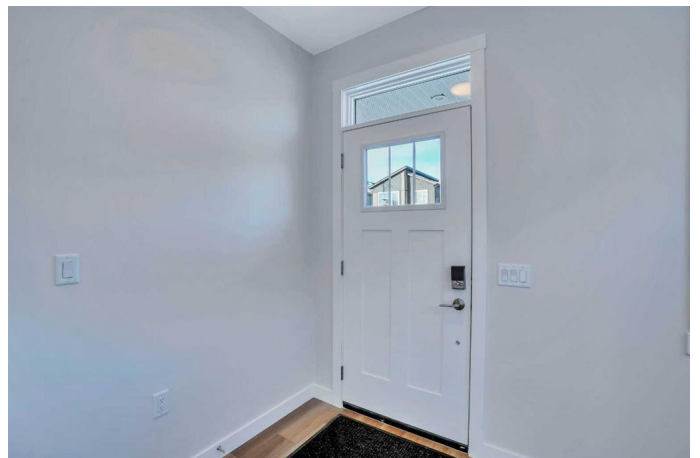
Residential on 0.08 Acres

Chinook Gate, Airdrie, Alberta

Fantastic opportunity on This modern, move-in ready home by Brookfield Residential offers 2566 square feet of thoughtfully designed living space, perfect for creating lasting memories. You'll love a welcoming front porch, a bright open-concept layout, and a rear parking pad that holds great potential for a future garage. This property features two spacious living areas and a generously sized kitchen is the heart of the home, with a pantry, a stylish backsplash, complemented by stainless steel appliances central island and a breakfast bar. The open-concept layout connects the kitchen to a bright family room filled with natural light. Upstairs, you'll find the primary bedroom with a private 4-piece ensuite and walk-in closet, along with a bonus room, laundry room, and two additional bedrooms. The bonus room offers flexible use as a home office, playroom, or extra living space, and there's another 4-piece family bathroom. The fully developed basement includes a separate side entrance, a spacious bedroom, a full bathroom, and a large family or recreational area. The backyard features a concrete pad for two parking spaces and is ready for future garage development. The Property comes with the Builder's full New Home Warranty Program and is ready for quick possession.

Built in 2023

## Essential Information



MLS® #	A2229941
Price	\$644,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,839
Acres	0.08
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	1139 Chinook Winds Circle Sw
Subdivision	Chinook Gate
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 5S7

### Amenities

Amenities	None
Parking Spaces	2
Parking	Parking Pad

### Interior

Interior Features	Breakfast Bar, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Separate Entrance
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Entrance, Private Yard, Rain Gutters
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Lot Description	Back Lane, Back Yard, Front Yard, Zero Lot Line
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 9th, 2025
Days on Market	14
Zoning	R1-L
HOA Fees	105
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	Century 21 Bravo Realty
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