

\$1,050,000 - 1209 Coopers Drive Sw, Airdrie

MLS® #A2257477

\$1,050,000

4 Bedroom, 3.00 Bathroom, 2,561 sqft

Residential on 0.13 Acres

Coopers Crossing, Airdrie, Alberta

LET'S WORK A DEAL ON THIS GORGEOUS HOME **Welcome to this BRAND NEW and GORGEOUS Custom Built Luxury Home proudly constructed by Harder Homes in the Amazing Community of Coopers Crossing in Airdrie. This Home features 2560 sqft, 4 BEDROOMS UP, a TRIPLE CAR GARAGE, is located ACROSS FROM GREENSPACE and a Park, and is Ready for a Quick Possession. When you arrive you are greeted by an Oversized Foyer and you will immediately notice the Luxury Vinyl Plank Flooring, Impressive Over Height Doors, and 9' Ceilings that sprawl into the Open Concept Main Floor. The Living Room has Great Windows, a Gas Fireplace and opens to the Spectacular Kitchen. The Dream Kitchen Features Quartz Countertops, Gas Range with Chimney Hoodfan, a Fantastic Refrigerator with Full Sized Freezer, an Abundance of Cabinetry for lots of storage, Pot and Pan Drawers, a Huge Island, plus a Butlers Pantry with extra Storage and Built in Desk. The Dining area hosts an Oversized Table and opens to the Large South facing Deck that includes a Gas Line for BBQ. The Main level also has a great Office with a View of the Greenspace that is located off the side of the Foyer for extra Privacy. The Upper Level Features a Large Bonus Room and 4 Bedrooms. The Primary Bedroom has a Large Walk-in Closet and a Beautiful 5 pc Ensuite with Dual Vanity Sinks, Shower Stall and Soaker Tub. 3 Large Bedrooms with Walk-in Closets, 5 pc Bathroom with Dual Vanity



Sinks, and the Large Laundry Room complete the Upper Level. The Lower Level is ready for your development and has plumbing for a future Wet Bar, and rough in for Bathroom. This Home also has a Large Mudroom leading to the Triple Car Garage for all your Toys. This Home is located close to Shopping, Restaurants, Schools, and all the great Pathways of Coopers Crossing.

Built in 2023

Essential Information

MLS® #	A2257477
Price	\$1,050,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,561
Acres	0.13
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	1209 Coopers Drive Sw
Subdivision	Coopers Crossing
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 3T6

Amenities

Amenities	None
Parking Spaces	6
Parking	Triple Garage Attached

of Garages 3

Interior

Interior Features Breakfast Bar, Closet Organizers, Double Vanity, French Door, Granite Counters, Kitchen Island, Open Floorplan, Pantry, Walk-In Closet(s)

Appliances Built-In Gas Range, Built-In Oven, Dishwasher, Garage Control(s), Microwave, Refrigerator

Heating Forced Air

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Features None

Lot Description Back Lane, Corner Lot, Level

Roof Asphalt Shingle

Construction Brick, Vinyl Siding, Wood Frame, Wood Siding

Foundation Poured Concrete

Additional Information

Date Listed September 16th, 2025

Days on Market 16

Zoning R1

HOA Fees 75

HOA Fees Freq. ANN

Listing Details

Listing Office RE/MAX Rocky View 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.