

# \$304,495 - 9101, 2781 Chinook Winds Drive Sw, Airdrie

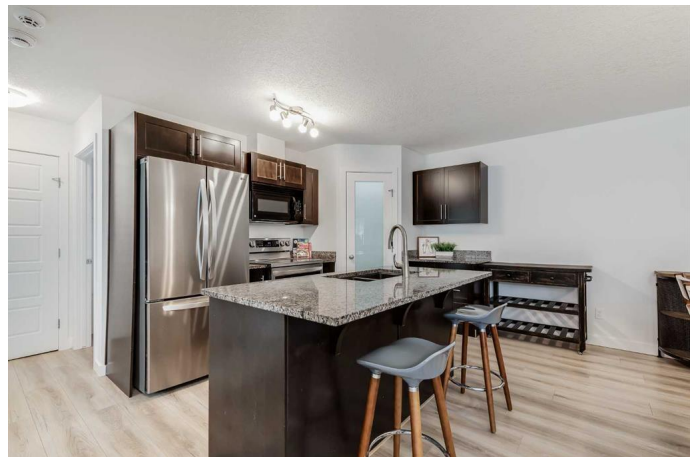
MLS® #A2236019

**\$304,495**

2 Bedroom, 2.00 Bathroom, 921 sqft  
Residential on 0.02 Acres

Prairie Springs, Airdrie, Alberta

**\*\*BRIGHT BEGINNINGS IN PRAIRIE SPRINGS\*\*** Welcome to this **BEAUTIFULLY** decorated, **CHEERFUL & STYLISH** townhome, tucked into the **SOUTHWEST** corner of Airdrie's **VIBRANT** Prairie Springs community! This **2 BEDROOM, 2 BATHROOM** home is a breath of fresh air—**CLEAN, MODERN**, and filled with **NATURAL LIGHT**, even though below-grade. Step through your own **PRIVATE** covered entrance into a **WARM & INVITING** living space, where the **OPEN-CONCEPT** layout blends **COMFORT** with **FUNCTIONALITY**. The **GLEAMING** granite countertops, **RICH** cabinetry, and **STAINLESS STEEL** appliances in the kitchen will **INSPIRE** your **INNER CHEF**, while the **SPACIOUS** dining area offers the **PERFECT** place to gather with friends and family. The **GENEROUS** primary suite features a **PRIVATE 4-PIECE ENSUITE** and **AMPLE CLOSET SPACE**, while the **SECOND BEDROOM** and **FULL BATH** provide ideal flexibility for guests, a **HOME OFFICE**, or a **COZY** kids' room. You'll love the **MASSIVE IN-SUITE STORAGE ROOM**, perfect for all your gear, and the **TWO DEDICATED PARKING STALLS** make life extra **EASY**. But the real showstopper? Just outside your door is **Prairie Springs' INCREDIBLE ATHLETIC PARK**—**8 BALL DIAMONDS**, a **HOCKEY RINK**, a **SKATE PARK**, **SPLASH PARK**, **VOLLEYBALL COURTS**, **PICNIC AREAS**, and a **GIANT PLAYGROUND** make this one of Airdrie's



most FAMILY-FRIENDLY and FUN-FILLED locations. With THREE QUICK ACCESS POINTS to major freeways for a SMOOTH CALGARY COMMUTE, this home blends the best of PEACEFUL SUBURBAN LIVING with total CONVENIENCE. As an added bonus, your CONDO FEES include both HEATING and WATER—making budgeting simple and affordable. Whether you™re STARTING OUT, DOWNSIZING, or INVESTING, this home is a BRIGHT, BEAUTIFUL OPPORTUNITY you don™t want to miss! All of this can be yours for just \$15,487.50 DOWN & \$1,624.76 PER MONTH (O.A.C.). Join us for an OPEN HOUSE EVERY DAY—confirm times and COME SEE YOUR NEW HOME!

Built in 2013

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2236019      |
| Price          | \$304,495     |
| Bedrooms       | 2             |
| Bathrooms      | 2.00          |
| Full Baths     | 2             |
| Square Footage | 921           |
| Acres          | 0.02          |
| Year Built     | 2013          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | Townhouse     |
| Status         | Active        |

### Community Information

|             |                                   |
|-------------|-----------------------------------|
| Address     | 9101, 2781 Chinook Winds Drive Sw |
| Subdivision | Prairie Springs                   |
| City        | Airdrie                           |
| County      | Airdrie                           |
| Province    | Alberta                           |

Postal Code T4B 3S5

### Amenities

Amenities Snow Removal, Trash, Visitor Parking  
Parking Spaces 2  
Parking Off Street, Stall  
# of Garages 2

### Interior

Interior Features Breakfast Bar, Separate Entrance, Vinyl Windows, Walk-In Closet(s)  
Appliances Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked  
Heating Hot Water  
Cooling None  
Basement None

### Exterior

Exterior Features Private Entrance  
Lot Description Backs on to Park/Green Space, Landscaped  
Roof Asphalt Shingle  
Construction Vinyl Siding, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed July 1st, 2025  
Days on Market 48  
Zoning R4

### Listing Details

Listing Office eXp Realty

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