

# \$875,000 - 110 Windwood Grove Sw, Airdrie

MLS® #A2256442

**\$875,000**

4 Bedroom, 4.00 Bathroom, 2,842 sqft

Residential on 0.10 Acres

Windsong, Airdrie, Alberta

Sitting on a desirable CORNER LOT backing onto the ENVIROMENTAL RESERVE, this beautiful home offers nearly 4,000 sq. ft. of living space, complete with AIR CONDITIONING and a LEGAL WALKOUT BASEMENT SUITE. All just steps from the upcoming new rec centre and K&#8 school. Inside, youâ€™re welcomed by a spacious entryway and a bright FLEX ROOM behind French doors. The layout flows through a FORMAL DINING ROOM into the OPEN-CONCEPT living area, where west-facing windows flood the space with natural light and a cozy GASFIRE PLACE creates a warm atmosphere. The kitchen features a massive quartz island, ceiling-height cabinets, a large pantry, and direct access to the balcony with a gas line for your BBQ. A mudroom and half bath complete the main level. Upstairs, enjoy a bonus room, a convenient laundry area with an oversized linen closet, and a luxurious primary suite with French doors, two walk-in closets, and a spa-like 5-piece ensuite with a soaker tub, tiled shower, and double sinks. Two more large bedrooms and another 5-piece bathroom complete the level. The fully finished walkout legal suite is bright and spacious, offering a bedroom, flex room, 4-piece bathroom, and plenty of natural lightâ€™ideal for family or rental income. Outside, relax or entertain with an expansive exposed concrete patio, staircase to the upper balcony, pergola, and direct access to walking paths in the



environmental reserve. Book your private showing today!

Built in 2013

### Essential Information

MLS® #	A2256442
Price	\$875,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,842
Acres	0.10
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	110 Windwood Grove Sw
Subdivision	Windsong
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B3S8

### Amenities

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Garage Faces Front
# of Garages	2

### Interior

Interior Features	Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Pantry, Soaking Tub, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Gas Stove, Refrigerator, See Remarks, Washer, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas

Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite, Walk-Out

## Exterior

Exterior Features	BBQ gas line, Private Entrance, Private Yard
Lot Description	Backs on to Park/Green Space, Landscaped, Many Trees, Views, Environmental Reserve
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	September 11th, 2025
Days on Market	1
Zoning	R1-U

## Listing Details

Listing Office	Real Broker
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