



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

20, 567 Edmonton Trail NE
Airdrie, Alberta

MLS # A2219770



\$389,900

Division:	Jensen		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,300 sq.ft.	Age:	1998 (27 yrs old)
Beds:	3	Baths:	3 full / 1 half
Garage:	Driveway, Single Garage Attached		
Lot Size:	0.05 Acre		
Lot Feat:	Landscaped, Many Trees		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 374
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R2-T
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s)		

Inclusions: N/A

Welcome to #20, 567 Edmonton Trail NE—an ideal home for anyone looking for space, smart updates, and a low-maintenance lifestyle. This three-level townhome offers just under 1,300 sq ft above grade, plus a fully finished basement. The bright and spacious layout includes three bedrooms and three and a half bathrooms, giving everyone their own space. The primary bedroom is huge—big enough to split into two if you want to add a fourth bedroom or home office. The current owners have taken care of the big stuff: a new furnace (2023), a new hot water tank (2024), fresh paint upstairs, and newer appliances. The home has a comfortable flow from the open living and dining area to the functional kitchen, and there's an attached garage for added convenience. Tucked in a well-managed complex just off Main Street, you're close to everything—groceries, coffee, restaurants, fitness studios, and more. Quick access to major routes makes commuting simple. If you're looking for a move-in ready home that doesn't ask much of you in return, this is it. For more information and photos, click the links below!