



GRASSROOTS
REALTY GROUP

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**2034 Southwinds Row
Airdrie, Alberta**

MLS # A2248310



\$749,900

Division:	Southwinds		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,315 sq.ft.	Age:	2025 (0 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard, Front Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Concrete, See Remarks, Wood Frame	Zoning:	R1-U
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, See Remarks, Walk-In Closet(s)		
Inclusions:	None		

This brand-new 5-bedroom, 2.5-bathroom + den single-family home is the perfect fit for growing families or those seeking more space without compromising on style. The double attached garage and thoughtfully designed layout create both functionality and comfort. Inside, you'll find Design Studio upgrades throughout, including elegant quartz countertops, upgraded matte black stainless steel appliance package and durable luxury vinyl plank flooring. The main floor boasts an open-concept layout with a versatile den and a convenient walk-through pantry leading directly to the garage. Upstairs, the spacious primary suite boasts a walk-in closet, while the additional bedrooms are just steps from the main bath and laundry room—making daily living effortlessly convenient. The home also features a side entrance and an unfinished basement, giving you the freedom to customize the space to your needs. Located minutes from CrossIron Mills Shopping Centre, a splash park, planned schools, and recreational facilities, plus an already developed commercial hub, Southwinds is a community designed to complement and elevate your lifestyle. Don't miss the opportunity to own this exceptional home — book your private showing today!