



GRASSROOTS
REALTY GROUP

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

418 Windrow Common SW
Airdrie, Alberta

MLS # A2257628



\$605,000

Division:	South Windsong		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,710 sq.ft.	Age:	2018 (7 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.06 Acre		
Lot Feat:	Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Mixed	Zoning:	R1-U
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home		

Inclusions: N/A

Have you been searching for a detached home in Airdrie, close to schools, shopping, parks, walking trails, and even pickleball courts? Welcome to 418 Windrow Common SW — where comfort, convenience, and community come together in one of Airdrie's most desirable neighbourhoods: South Windsong. This 3-bedroom, 2.5-bathroom detached home with a double attached garage offers a well-designed layout perfect for growing families, first-time buyers, or anyone looking to enjoy suburban living with city conveniences just minutes away. Located just steps from Windsong Heights School, WH Croxford High School, Chinook Winds Park, and a short drive to Cooper's Promenade and the South Pointe shopping area, everything you need is at your doorstep. Inside, the main floor features a bright, open-concept layout with large windows that fill the space with natural light. The kitchen offers plenty of cabinet space, stainless steel appliances, and a large island with seating — ideal for entertaining or family meals. The dining and living areas flow seamlessly and open up to your private backyard, making indoor-outdoor living easy and functional. Upstairs, you'll find three spacious bedrooms, including a generous primary suite with a walk-in closet and a private ensuite. Two additional bedrooms, a full bathroom, and an upper laundry room complete the second level, offering the space and convenience every family needs. And, let's not forget the favorite place in the house...the upstairs bonus room! Enjoy evenings on your rear deck or take advantage of nearby pathways, playgrounds, and community green spaces that make South Windsong such a family-friendly and walkable community. With easy access to 8th Street, Highway 2, and downtown Airdrie, commuting or getting around town is a breeze. A detached home. A family-friendly

layout. A location that truly checks all the boxes. You will love living here! Don't miss your opportunity to own in one of Airdrie's fastest-growing and most connected communities. Book your private showing today!