



GRASSROOTS
REALTY GROUP

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195 Hillcrest Circle SW
Airdrie, Alberta

MLS # A2259881



\$629,900

Division:	Hillcrest		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,960 sq.ft.	Age:	2012 (13 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Front Yard, Lawn, No Neighbours Behind, Rectangular Lot, Street		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R1-U
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters, Pantry, Soaking Tub		

Inclusions: Back Deck Canopy, Security System not active - sold as is.

Welcome to 195 Hillcrest Circle SW — a custom-built Trico home offering 3 Bed, 2.5 Bath and nearly 2,000 sq ft of refined living space in Airdrie's desirable Hillcrest community. The "Huntington" a distinguished executive home, blends thoughtful design, quality craftsmanship, and a lifestyle made for both quiet family moments and elegant entertaining. Step into an open-concept main floor where natural light pours in, highlighting the chef-inspired kitchen with rich cabinetry, granite countertops, a central island & eating bar with pendant lighting, has a seamless flow to the dining and living areas. A striking stone-surround fireplace creates a cozy anchor for evening gatherings, while expansive windows frame views of the west-facing backyard. Host unforgettable dinner parties, then unwind on your private deck under the setting sun with a glass of wine. Laugh with friends around the firepit while the kids play freely in the spacious, fenced yard — a perfect setting for memory-making. Upstairs, retreat to your primary suite sanctuary featuring a spa-inspired 5-piece ensuite with soaker tub, walk-in shower, and dual sinks. Two additional bedrooms, an upper laundry room, and full bath complete the second level. The undeveloped basement with rough-in plumbing awaits your personal touch; and a large over-sized garage. Enjoy an active lifestyle with nearby walking trails, off-leash dog areas, and the Hillcrest Green playground just steps away. With excellent schools, shopping, dining, and commuter routes close by, this is more than a home — it's a distinguished lifestyle in one of Airdrie's most walkable and connected communities.