



**GRASSROOTS**  
REALTY GROUP

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

**119 Chinook Winds Manor SW  
Airdrie, Alberta**

**MLS # A2260584**



**\$728,000**

<b>Division:</b>	Chinook Gate		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,234 sq.ft.	<b>Age:</b>	2025 (1 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Back Yard, Front Yard, Interior Lot, Landscaped, Level, Low Maintenance Land		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Mixed	<b>Zoning:</b>	R1-U
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Chandelier, Double Vanity, French Door, High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Tray Ceiling(s), Vinyl Windows, Walk-In Closet(s)		
<b>Inclusions:</b>	NA		

**\*Your Dream Home Awaits in Chinook Gate!\*** Welcome to this stunning **\*McKee Homes masterpiece\*** in the heart of **\*Chinook Gate, Airdrie\***—where style, space, and sunshine collide! With a **\*south-facing backyard\***, you’ll soak up the sun from morning coffee to evening BBQs. Step inside and fall in love with the **\*\*open and bright main floor\*\***, featuring a **\*\*chef-inspired kitchen\*\***, a **\*\*huge dining room\*\*** perfect for hosting family feasts, and an **\*\*oversized living room\*\*** complete with a cozy fireplace (hello, movie nights!). Need to work from home or tackle homework? The **\*\*main floor office\*\*** has you covered. Upstairs, you’ll find **\*three spacious bedrooms\***, a **\*bonus room\*** for movie marathons or game nights, and the ultimate luxury, a convenient upstairs laundry room (yes, no more hauling baskets up and down stairs!). This home is designed for real life, with room to grow, relax, and entertain in style. And did we mention it’s built by **\*McKee Homes\***, one of Airdrie’s most trusted builders? Come see why this home is the total package—inside and out!