



**825 Reynolds Manor SW  
Airdrie, Alberta**

**MLS # A2288924**



**\$599,999**

<b>Division:</b>	Coopers Crossing		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,621 sq.ft.	<b>Age:</b>	2023 (3 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard		

<b>Heating:</b>	High Efficiency, Forced Air, Natural Gas	<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>	Stone, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R1-L
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Bathroom Rough-in, Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Smart Home, Walk-In Closet(s)		
<b>Inclusions:</b>	Curtain Rods		

LIKE NEW, This 2023-built home is the perfect mix of cozy and modern. Whether you’re hosting friends in the open-concept living area or relaxing after a long day, the space feels bright, warm, and welcoming. Beautiful quartz countertops, a glass railing staircase, and an abundance of natural light make this home truly stand out. Located in an incredibly convenient setting, you’re just steps from a kids’ playground and basketball courts – perfect for families and outdoor fun. You’re also close to schools, shopping, and easy highway access, making daily life seamless. Coopers Crossing is known as one of the best communities in Airdrie for its pathways, family-friendly atmosphere, and unbeatable location. Everything is move-in ready and waiting for you – all you have to do is unpack.