



280 Coopers Hill SW
Airdrie, Alberta

MLS # A2290498



\$799,900

Division:	Coopers Crossing		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,119 sq.ft.	Age:	2009 (17 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Garage Faces Front, Heated Garage, Tandem, Triple Garage Attached		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard, Front Yard, Fruit Trees/Shrub(s), Garden, Landscaped, Rectangul		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-

Features: Built-in Features, Ceiling Fan(s), Central Vacuum, Chandelier, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In Closet(s)

Inclusions: Alarm system hardware, front doorbell, garage heater, deck speakers, backyard playhouse, storage shed, mounted shelving in garage, closet organizers in master walk-in closet

RARE HEATED 3-CAR GARAGE | FULLY FINISHED | WALK TO SCHOOLS. Welcome to this exceptionally well-maintained family home in Coopers Crossing, offering a combination of space, functionality, and features rarely found in this price range. What truly sets this home apart is the rare heated 3-car tandem garage, perfect for a home gym, workshop, or additional storage. The space is incredibly versatile, and gym equipment can be included as part of the sale - a unique opportunity for buyers looking for a ready-to-go setup. The main floor features a bright open-concept layout with hardwood floors, a spacious living area with fireplace, and a well-appointed kitchen with granite countertops, stainless steel appliances, and a large island ideal for everyday living and entertaining. Upstairs offers a generous primary retreat with a 5-piece ensuite and walk-in closet, along with additional bedrooms and a practical family-friendly layout. The fully finished basement provides even more flexibility with a large rec room, additional bedroom, and full bathroom - ideal for guests, teenagers, or a home office setup. This home has also seen key mechanical updates, including a new furnace (2025) and central air conditioning (2022), giving buyers confidence in the home's long-term comfort and efficiency. Outside, enjoy a private backyard with a large deck, firepit area, and mature landscaping, perfect for relaxing or entertaining. Located within walking distance to multiple schools, parks, and pathways, this home offers a complete lifestyle package in one of Airdrie's most desirable communities.