



382 Hillcrest Road SW
Airdrie, Alberta

MLS # A2296773



\$500,000

Division:	Hillcrest		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,565 sq.ft.	Age:	2018 (8 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Alley Access, Off Street, Parking Pad		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Open Floorplan, See Remarks, Walk-In Closet(s)		

Inclusions: Hood Fan, Light Fixtures and Blinds

Welcome to this well-maintained 2018-built duplex offering just under 1,600 sq ft of functional living space in the desirable community of Hillcrest. This home features 3 bedrooms and 2.5 bathrooms, with an open-concept main floor that provides a seamless flow between the living, dining, and kitchen areas, perfect for everyday living and entertaining. The kitchen offers ample counter space and storage, designed for both functionality and comfort. Upstairs, you'll find a spacious primary bedroom along with two additional well-sized bedrooms. Conveniently located close to parks, walking paths, schools, and shopping, with easy access to CrossIron Mills, Costco Wholesale, and major routes into Calgary.