

# \$499,900 - 329 Windbury Road Sw, Airdrie

MLS® #A2237097

**\$499,900**

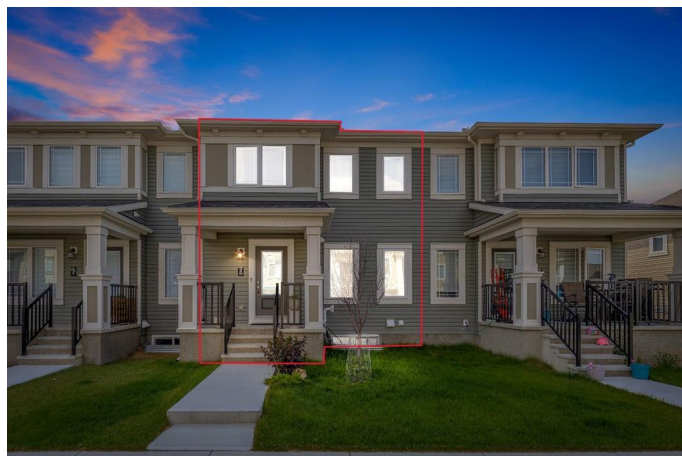
3 Bedroom, 3.00 Bathroom, 1,444 sqft

Residential on 0.03 Acres

South Windsong, Airdrie, Alberta

**3 BEDS | 2.5 BATHS | DOUBLE CAR GARAGE | NO CONDO FEES** – This 2022-built townhome in Southwinds, Airdrie SW offers the ideal combination of space, functionality, and location – with no condo fees and thoughtful design throughout. The home is east-facing, bringing in beautiful morning light through the front windows, while the west-facing private balcony off the primary bedroom lets you enjoy evening sunsets. The main floor features a bright living room at the front, a dining space, and a modern kitchen with quartz countertops, stainless steel appliances, a central island, and plenty of cabinet space. You’ll also find a 2-piece bathroom, a mudroom with built-in shelving, and a front entry closet for extra storage. Upstairs offers three generously sized bedrooms, including a primary suite with a huge walk-in closet, 4-piece ensuite, and direct access to the balcony. Two additional bedrooms, another full 4-piece bathroom, and convenient upper-level laundry complete the layout. The unfinished basement includes plumbing rough-ins for future development. A double attached garage with paved rear lane access, a welcoming front porch, and a family-friendly location close to Windsong Heights School, Chinook Winds Regional Park, playgrounds, and shopping make this a fantastic opportunity in one of Airdrie’s desirable newer communities.

Built in 2022



## Essential Information

MLS® #	A2237097
Price	\$499,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,444
Acres	0.03
Year Built	2022
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	329 Windbury Road Sw
Subdivision	South Windsong
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 5J5

## Amenities

Parking Spaces	3
Parking	Double Garage Attached, Insulated, Alley Access, On Street, Rear Drive
# of Garages	2

## Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Central
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Balcony, Other, Playground
-------------------	----------------------------

Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	July 4th, 2025
Days on Market	2
Zoning	R2-T

### **Listing Details**

Listing Office	RE/MAX Real Estate (Mountain View)
----------------	------------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.