

# **\$569,900 - 37 Reunion Crossing Nw, Airdrie**

MLS® #A2203643

**\$569,900**

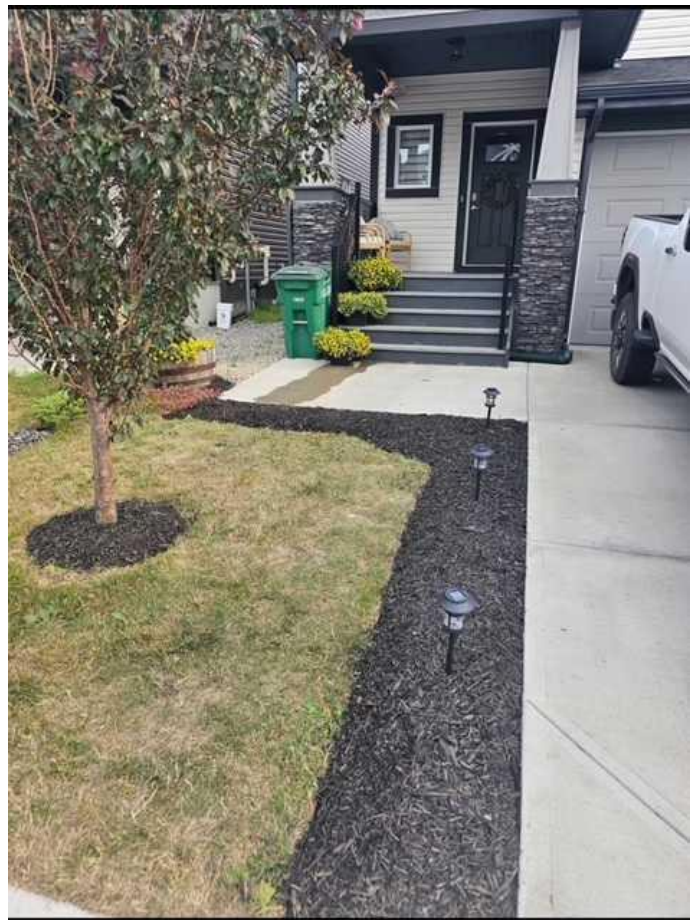
4 Bedroom, 4.00 Bathroom, 1,571 sqft

Residential on 0.06 Acres

Reunion, Airdrie, Alberta

You don't want to miss this home! When you drive up, you will first notice the warm and welcoming front porch. Once inside, you see the stunning finishes like Quartz counters, Stainless Steel kitchen appliances (including the Oven which also acts as an AIR FRYER) and gleaming White Cabinetry. Passing by the BUTLER'S PANTRY, you head upstairs and you notice there is NO CARPET anywhere - even on the stairs! Once upstairs, you pass by the 2nd and 3rd generously sized Bedrooms, the Laundry Room with drying rack, and the Main Bath with a door between the Tub/Shower and the Sink - perfect for children trying to get ready for school in the morning@! Entering the Master Retreat, you first notice the size - it has room for all of your furniture and then some! The spacious Walk In Closet is everyone's dream - and the 4 piece Ensuite with tiled Shower and Soaker Tub completes this Retreat. The developed basement includes a large Bedroom, Full Bath and a large Rec Room - perfect for Teenagers who want their own space! This home is MOVE IN READY - you can just move in and enjoy morning coffee on the Large TWO TIERED DECK in your SOUTH back yard! (This Deck is massive and was just redone in the Fall of 2024) With over 2100 sq ft of developed space, this home won't last long - call your favorite Real Estate Agent now and book your showing before it's gone!

Built in 2017



## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | A2203643               |
| Price          | \$569,900              |
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,571                  |
| Acres          | 0.06                   |
| Year Built     | 2017                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

## Community Information

|             |                        |
|-------------|------------------------|
| Address     | 37 Reunion Crossing Nw |
| Subdivision | Reunion                |
| City        | Airdrie                |
| County      | Airdrie                |
| Province    | Alberta                |
| Postal Code | T4B 4J7                |

## Amenities

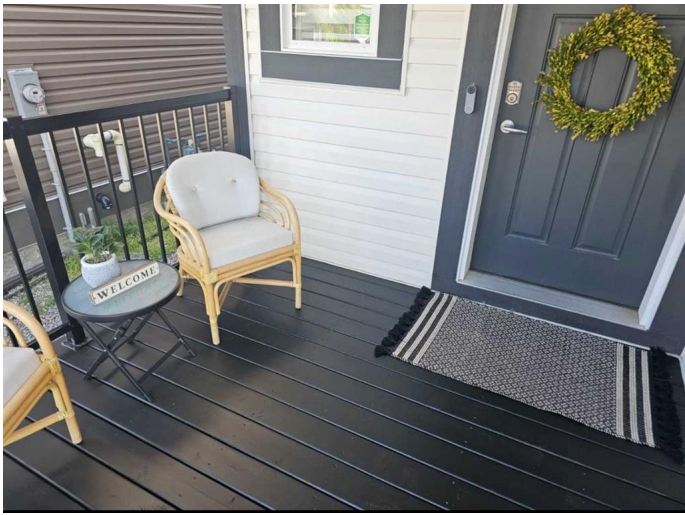
|                |   |
|----------------|---|
| Parking Spaces | 2   |
| Parking        | Front Drive, Single Garage Attached, Garage Faces Front |
| # of Garages   | 1   |

## Interior

|                   |   |
|-------------------|---|
| Interior Features | Ceiling Fan(s), Kitchen Island, Pantry, Quartz Counters, Soaking Tub, Walk-In Closet(s)                     |
| Appliances        | Central Air Conditioner, Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked |
| Heating           | Forced Air, Natural Gas   |
| Cooling           | Central Air   |
| Has Basement      | Yes   |
| Basement          | Finished, Full  |

## Exterior

|                   |                             |
|-------------------|-----------------------------|
| Exterior Features | BBQ gas line                |
| Lot Description   | Back Yard, Front Yard, Lawn |
| Roof              | Asphalt Shingle             |
| Construction      | Concrete, Vinyl Siding      |
| Foundation        | Poured Concrete             |



**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 18th, 2025 |
| Days on Market | 29               |
| Zoning         | R2               |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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