\$757,900 - 70 Cobbleridge Place Sw, Airdrie

MLS® #A2207378

\$757,900

5 Bedroom, 4.00 Bathroom, 2,048 sqft Residential on 0.08 Acres

Cobblestone., Airdrie, Alberta

Welcome to your stunning BRAND-NEW HOME with top of the line upgrades nestled in the highly sought-after community of COBBLESTONE CREEK, offers unparalleled convenience and comfort. Boasting a prime location and loaded with upgrades this home emanates what matters most as it's designed for ultimate entertaining. Key Features include CONVENTIONAL/TRADITIONAL LOT, FULLY FINISHED BASEMENT WITH 9FT CEILINGS AND SIDE ENTRANCE ideal for additional living or entertainment space, DOUBLE ATTACHED GARAGE, PREMIUM APPLIANCE PACKAGE (LEVEL 1) ensuring both style and reliability with 3 YEARS **EXTENDED WARRANTY offering extra peace** of mind, SMART HOME PACKAGE as this home will be equipped with smart technology features to control various systems remotely once connected to Wi-Fi, 2 SETS OF WASHER/DRYER one for each level, adding convenience for larger households, DUAL ZONE FURNACE offering Zoned heating for greater comfort, allowing independent temperature control for both the main floor and basement. Upon entering, this home greets you with luxurious vinyl plank flooring, an inviting open floor plan, and an abundance of natural sunlight that fills every corner. The main floor features a spacious DEN/FLEX ROOM, ideal for a home office, perfect for those who work remotely. A generous living room, complete with a centered fireplace, creates a cozy space for relaxing on cool







winter evenings. This seamlessly flows into a stunning open-plan CHEF'S DREAM KITCHEN, highlighted by beautiful cabinetry, a BUILT-IN APPLIANCE PACKAGE, and elegant pot lights that enhance the space's sophistication. A convenient nook area makes meal prep and entertaining a breeze. The adjoining dining area is complemented by an adjacent door leading to the backyard, featuring a GAS BBQ lineâ€"creating the perfect spot for family gatherings, barbecues, and year-round relaxation. The upper floor boasts an incredible MASTER BEDROOM with a luxurious 5-piece ENSUITE and a spacious WALK-IN CLOSET. Two additional generously sized BEDROOMS share a full family bathroom. The upper level also features a convenient LAUNDRY ROOM and a cozy FAMILY ROOM, completing this thoughtful layout. LOWER LEVEL is accessible through SEPARATE SIDE ENTRANCE offers two spacious BEDROOMS, full bathroom, STACKED WASHER/DRYER and rough-ins for future kitchen/wet-bar option. To top it all off, the home includes a DOUBLE ATTACHED GARAGE, perfectly fulfilling all your parking needs. There's so much more to discover in this beautiful home, which serves as your gateway to the ultimate lifestyle. With a practical layout that fulfills all your wants and dreams, it's ideally located close to all the amenities you need. Embrace the opportunity to make this exceptional home yours and experience the unparalleled beauty and recreation that comes with living in this spectacular community. Don't miss the chance to make this home yours â€" schedule a showing with your favorite realtor today before it's gone!

Built in 2024

Essential Information

MLS® # A2207378 Price \$757,900

Bedrooms 5
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 2,048
Acres 0.08
Year Built 2024

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 70 Cobbleridge Place Sw

Subdivision Cobblestone.

City Airdrie
County Airdrie
Province Alberta
Postal Code T4B 5M1

Amenities

Amenities None Parking Spaces 4

Parking Concrete Driveway, Double Garage Attached, Front Drive, Garage Door

Opener

of Garages 2

Interior

Interior Features Built-in Features, Kitchen Island, No Animal Home, No Smoking Home,

Separate Entrance, Vaulted Ceiling(s), Vinyl Windows

Appliances Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Garage Control(s),

Microwave, Range Hood, Refrigerator, Washer, Washer/Dryer

Heating Forced Air, Natural Gas, Central

Cooling None
Fireplace Yes
of Fireplaces 1

Fireplaces Decorative, Electric, Family Room

Has Basement Yes

Basement Exterior Entry, Finished, Full

Exterior

Exterior Features BBQ gas line, Playground

Lot Description Back Yard, Rectangular Lot, Street Lighting, Views

Roof Asphalt Shingle

Construction Concrete, Stone, Vinyl Siding

Foundation Poured Concrete

Additional Information

Date Listed April 1st, 2025

Days on Market 2
Zoning R2
HOA Fees 152

HOA Fees Freq. MON

Listing Details

Listing Office Prep Ultra

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