

# \$484,800 - 109 Cobblestone Gate Sw, Airdrie

MLS® #A2220512

**\$484,800**

3 Bedroom, 3.00 Bathroom, 1,139 sqft

Residential on 0.05 Acres

Cobblestone., Airdrie, Alberta

THIS HOME IS "UNDER CONSTRUCTION". Approximately 60-90 days to completion. The "Troon" model, townhome by Master Builder, Douglas Homes Ltd. DOUBLE DETACHED GARAGE, DECK, FENCED AND LANDSCAPED, NO CONDO FEES. 3 bedroom, 2 storey, 9ft ceilings on the main with 8ft doors, upsized and higher windows, hardwood floor throughout the main floor, tile floors in bathrooms, upgraded 42" soft close cabinets, quartz countertops, wood/metal spindle railings. PICTURES ARE OF SAME MODEL, NOT SUBJECT PROPERTY. Visit the showhome at 189 Cobblestone Gate to see finishing, upgrades etc.



Built in 2025

## Essential Information

MLS® #	A2220512
Price	\$484,800
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,139
Acres	0.05
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey

Status	Active
--------	--------

### Community Information

Address	109 Cobblestone Gate Sw
Subdivision	Cobblestone.
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 4Z9

### Amenities

Amenities	None
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Bathroom Rough-in, High Ceilings
Appliances	Dishwasher, Electric Range, Garage Control(s), Refrigerator, Humidifier, Microwave Hood Fan
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	None
Lot Description	Landscaped, Rectangular Lot, Back Lane
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	May 12th, 2025
Days on Market	125
Zoning	R3
HOA Fees	152
HOA Fees Freq.	ANN

## Listing Details

Listing Office

MaxWell Capital Realty



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.