

# \$639,900 - 701 Chinook Gate Lane Sw, Airdrie

MLS® #A2207101

**\$639,900**

3 Bedroom, 3.00 Bathroom, 1,148 sqft  
Residential on 0.10 Acres

Chinook Gate, Airdrie, Alberta

Your new home awaits you in highly coveted, family-friendly Airdrie. A bungalow with approximately 2,192 sq. ft. of living space on two levels - 3 bedrooms, 2.5 baths, with excellent attention to detail, neutral colours and in move-in condition. The main, open concept level has vinyl flooring throughout and noteworthy elements such as piano windows, two skylights in the kitchen accommodating natural lighting and 10-foot ceilings. The living room, dining area are adjacent to a sleek, efficient kitchen with oodles of chic, white cabinetry, tiled backsplash, quartz countertops and a gas cooktop. Stainless appliances include a built-in oven and microwave. The carpeted primary bedroom incorporates a walk-in closet and a showstopper, luxurious, tiled, walk-through 5-pc ensuite with a soaker tub and double vanity. Completing the main level are a 2-pc bath and a laundry room with storage cabinets and convenient countertop. The west-facing large, railed, wooden, private deck at the rear of the house is accessed from this point. The lower carpeted level is bright and open, and has been attractively finished with two additional bedrooms, each with generous walk-in closets and sharing a 4-pc bath. A large bonus room could serve as a rec room, a family room or a home office. Plenty of storage space as well. A double, detached, insulated garage at the rear is accessed from the back lane. RV parking also exists. Paving blocks, a fire pit and cedar seating make for a homey venue for summer entertainment.



Nearby access to QE2 and Yankee Boulevard allow you to either get out of town or use the shopping and restaurants i.e. Walmart Supercentre, Home Depot etc. Also close to Chinook Winds Regional and Skate Park, Chinook Gate Playground behind the property and numerous schools and churches. This home could be an ideal starter or could match a young family. It's clean, well-cared for and worth consideration. Contact us for an in-person, exclusive tour.

Built in 2019

### Essential Information

MLS® #	A2207101
Price	\$639,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,148
Acres	0.10
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	701 Chinook Gate Lane Sw
Subdivision	Chinook Gate
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 4W1

### Amenities

Amenities	None
Parking Spaces	2

Parking	Double Garage Detached, RV Access/Parking, RV Gated
# of Garages	2

### **Interior**

Interior Features	Ceiling Fan(s), Double Vanity, High Ceilings, No Smoking Home, Skylight(s), Soaking Tub, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings, Built-In Gas Range
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Dog Run, Fire Pit, Playground, Private Yard
Lot Description	Back Yard, Corner Lot, Front Yard, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 1st, 2025
Days on Market	2
Zoning	R1-L
HOA Fees	105
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	Comox Realty
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