# \$484,490 - 446 Osborne Drive Sw, Airdrie

MLS® #A2193706

# \$484,490

3 Bedroom, 3.00 Bathroom, 1,341 sqft Residential on 0.03 Acres

Southwinds, Airdrie, Alberta

The Brooke Colonial offers 1341 sqft (builder sqft) in the Southwinds community in Airdrie, starting at \$484,490. This attached double car garage townhome has Design Studio finishes like Quartz countertops, Luxury Vinyl Plank throughout the main. Upstairs, your primary bedroom features a walk in closet and ensuite. Down the hall you will find bedrooms 2, 3, main bath and laundry for ultra-convenient living. Enjoy access to amenities including an already developed commercial space and Cross Iron Mills Shopping center, you can't find a better place to call home. Not to mention the playgrounds, splash park or walks around our many pathways throughout the community.



#### **Essential Information**

MLS® # A2193706 Price \$484,490

Bedrooms 3

Bathrooms 3.00

Full Baths 2

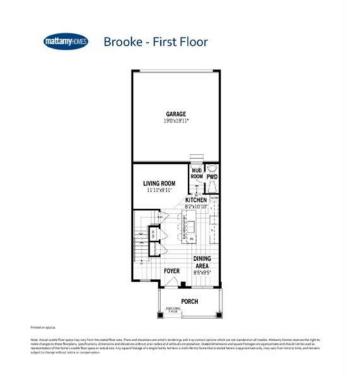
Half Baths 1

Square Footage 1,341 Acres 0.03 Year Built 2025

Type Residential

Sub-Type Row/Townhouse





Style 2 Storey
Status Active

# **Community Information**

Address 446 Osborne Drive Sw

Subdivision Southwinds

City Airdrie
County Airdrie
Province Alberta
Postal Code T4B 5T8

#### **Amenities**

Parking Spaces 2

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features High Ceilings, Kitchen Island, No Animal Home, No Smoking Home,

Pantry, Soaking Tub, Walk-In Closet(s)

Appliances Dishwasher, Electric Stove, Garage Control(s), Range Hood,

Refrigerator

Heating Forced Air

Cooling None
Has Basement Yes

Basement Full, Unfinished

# **Exterior**

Exterior Features Lighting

Lot Description Back Lane, Rectangular Lot

Roof Asphalt Shingle

Construction Concrete, Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed February 10th, 2025

Days on Market 85
Zoning DC

### **Listing Details**

Listing Office RE/MAX Crown

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.