

# \$975,000 - 255 Coopers Hill Sw, Airdrie

MLS® #A2248687

**\$975,000**

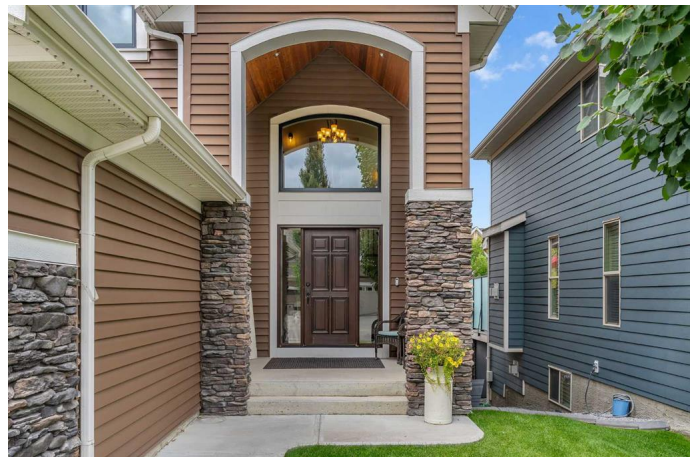
4 Bedroom, 4.00 Bathroom, 2,291 sqft

Residential on 0.12 Acres

Coopers Crossing, Airdrie, Alberta

**\*\*OPEN HOUSE THIS SATURDAY 1-3 PM!**

**\*\*Backing west on Coopers Hill, this gorgeous home backs onto green space, mature trees and million dollar homes. This luxurious home was built at a time when craftsmanship was celebrated and the quality of a home could be discerned in the details. Walking up to this property, the curb appeal is simply spectacular, especially at night with sparkling Gemstone lights. With a tall foyer, an imposing front door and immaculate millwork, the effect is impressive. The main floor is laid with ceramic tile with hydronic in-floor heat, making it comfortable year round. The kitchen is elegant and spacious with rich full-height cabinetry, a central island with updated stone counters and a modern backsplash. This home features an abundance of thoughtful storage at every turn. Off the kitchen is a spacious pantry and a mudroom with custom built-ins. The dining room will fit a large family for holiday get togethers with a door that leads to the picturesque walkout deck, perfect for evening sunsets. The living room has a gas fireplace as its focal point with an abundance of windows letting the light come through. A two piece bath and a flex space for office work round out this level. Upstairs, you'll be blown away by the primary suite. Well appointed, with plenty of space, it leads to an elegant ensuite with a deep soaker tub and a spectacular tiled shower. Dual sinks, plenty of cabinetry and a custom walk-in closet with quality built-ins make it feel like a retreat.**



Access to the laundry room is accessible via the closet adding convenience. Here you'll discover more storage, with a counter and sink as well. Two additional bedrooms and a 4 piece bath complete the upper level. The walkout basement has polished concrete floors with in-floor heating. The large rec room is great for entertaining, with a custom wet bar and a gas fireplace. A 4th bedroom and a 3 piece bath make it ideal for guests. Off the rec room is access to the lower patio and yard. It's a wonderful place to watch the kids play and listen to the birds sing their songs. If this home hasn't blown you away yet, just wait until you see the garage. With 33 feet of depth, there is room for a third vehicle, or a workbench. The ceiling height and the window make it perfect for tinkering and the heater means you can do it year round. This is a beautiful community with walking paths and schools. Come and see how it feel to finally be home.Â

Built in 2010

**Essential Information**

MLS® #	A2248687
Price	\$975,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,291
Acres	0.12
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	255 Coopers Hill Sw
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Subdivision	Coopers Crossing
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 0R9

### **Amenities**

Amenities	Gazebo, Park, Playground
Parking Spaces	5
Parking	Heated Garage, Oversized, Tandem, Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Bar, Built-in Features, Central Vacuum, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Recessed Lighting, Soaking Tub, Walk-In Closet(s)
Appliances	Dryer, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	In Floor, Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Living Room, Recreation Room
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### **Exterior**

Exterior Features	Balcony, BBQ gas line, Lighting, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, City Lot, Front Yard, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	August 18th, 2025
Days on Market	2
Zoning	R1
HOA Fees	94

HOA Fees Freq.     ANN

**Listing Details**

Listing Office             CIR Realty

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