

# **\$459,900 - 116, 100 Coopers Common Sw, Airdrie**

MLS® #A2261634

**\$459,900**

3 Bedroom, 4.00 Bathroom, 1,506 sqft

Residential on 0.05 Acres

Coopers Crossing, Airdrie, Alberta

Welcome to this fantastic 3-bedroom townhouse in the popular Coopers Gardens complex.

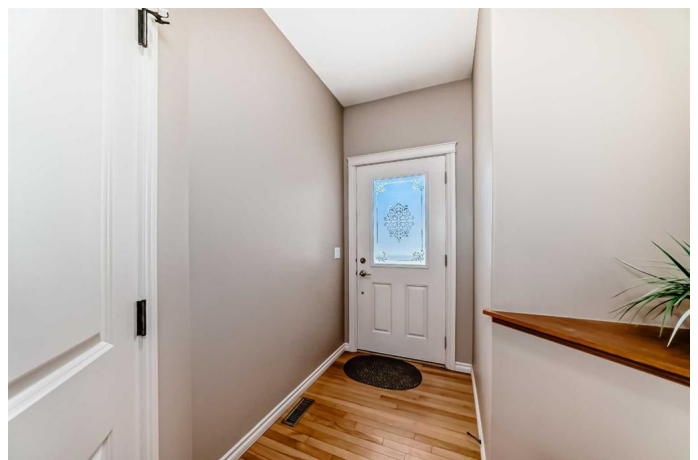
The main floor feels open and spacious thanks to 9-foot ceilings and lots of natural light. The open-concept living area flows right into the kitchen, which is perfect for entertaining guests—you can cook and still be part of the conversation.

Upstairs, the main primary bedroom is large and includes its own private bathroom and walk-in closet. The second floor also has two more good-sized bedrooms, a full second bathroom, and a stacked washer and dryer for easy laundry.

The basement is finished and gives you extra living space with a large family room, another bathroom, and plenty of storage. Off the kitchen, there's a semi-private patio and yard that's great for BBQs.

You get the convenience of condo living here: landscaping and snow removal are taken care of for you. Parking is easy with space for four vehicles: two in the attached garage and two spots right outside. The complex also has a nice green space and lots of visitor parking.

A small annual fee (included in your condo fees) covers the upkeep of the large parks, green areas, and water features throughout



the broader Cooper's Crossing  
neighbourhood.

Built in 2006

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2261634      |
| Price          | \$459,900     |
| Bedrooms       | 3             |
| Bathrooms      | 4.00          |
| Full Baths     | 3             |
| Half Baths     | 1             |
| Square Footage | 1,506         |
| Acres          | 0.05          |
| Year Built     | 2006          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 116, 100 Coopers Common Sw |
| Subdivision | Coopers Crossing           |
| City        | Airdrie                    |
| County      | Airdrie                    |
| Province    | Alberta                    |
| Postal Code | T4B 3C7                    |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Park, Playground, Trash, Visitor Parking   |
| Parking Spaces | 4  |
| Parking        | Double Garage Attached, Garage Door Opener |
| # of Garages   | 2  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Breakfast Bar, Built-in Features, Central Vacuum, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Storage, Vinyl Windows |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood   |

|                 |   |
|-----------------|---|
|                 | Fan, Refrigerator, Washer                   |
| Heating         | Forced Air                                  |
| Cooling         | None  |
| Fireplace       | Yes   |
| # of Fireplaces | 2   |
| Fireplaces      | Electric, Gas, Living Room, Recreation Room |
| Has Basement    | Yes   |
| Basement        | Finished, Full                              |

## Exterior

|                   |  |
|-------------------|--|
| Exterior Features | None   |
| Lot Description   | Back Yard, Few Trees, Lawn, No Neighbours Behind, Underground Sprinklers |
| Roof              | Asphalt Shingle  |
| Construction      | Stone, Vinyl Siding  |
| Foundation        | Poured Concrete  |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 2nd, 2025 |
| Days on Market | 1                 |
| Zoning         | R2-T              |

## Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Zolo Realty |
|----------------|-------------|

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