

1357 Windstone Road SW
Airdrie, Alberta

MLS # A2225508



\$475,000

Division:	Windsong		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,392 sq.ft.	Age:	2010 (15 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Insulated		
Lot Size:	0.03 Acre		
Lot Feat:	Back Lane, Lawn, Rectangular Lot, See Remarks		

Heating:	High Efficiency, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R2-T
Foundation:	Poured Concrete	Utilities:	-
Features:	Bathroom Rough-in, Breakfast Bar, No Smoking Home, Open Floorplan, Pantry, See Remarks, Storage, Vinyl Windows, Walk-In Closet(s)		

Inclusions: N/A

Welcome to affordable style and unbeatable value in this end-unit, two-storey townhome in Windsong — featuring NO CONDO FEES, a double attached garage, and a massive south-facing rooftop patio! Set on a quiet, family-friendly street with tons of street parking, this home offers a front yard and side green space with walking path access, along with a beautifully landscaped exterior and a spacious covered front porch — perfect for morning coffee or evening chats. Inside, you’re welcomed by a bright entryway with coat closet and a functional, open-concept layout. The spacious living room flows effortlessly into the dining area and well-planned U-shaped kitchen, which includes stainless steel appliances, electric stove, Bosch dishwasher, pantry, raised eating bar, and plenty of counter and cupboard space. Just off the kitchen, a mud room leads to the double attached garage and a main floor half bath. Upstairs, you’ll find a smartly designed bonus/tech space — ideal for working from home or study time — with direct access to the sun-soaked south-facing rooftop Duradek patio, perfect for entertaining, lounging, or container gardening. The upper floor also features three great-sized bedrooms, including a primary suite with a 4-piece ensuite and large walk-in closet, plus a second 4-piece main bathroom for family or guests. The unfinished basement includes laundry, a bathroom rough-in, and ample space for future development. This home is a perfect match for first-time buyers, downsizers, or anyone wanting a low-maintenance lifestyle in a walkable, family-friendly community — all without the hassle of condo fees. Close to schools, parks, shopping, restaurants, medical services and scenic pathways — this home truly delivers value, functionality, and comfort. Don’t miss your opportunity to own this

move-in ready gem with a double garage, bonus/tech space, and a rare rooftop patio in beautiful Windsong!