

204, 760 Railway Gate SW
Airdrie, Alberta

MLS # A2274515



\$374,900

Division:	Downtown		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,254 sq.ft.	Age:	2003 (22 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.04 Acre		
Lot Feat:	Interior Lot, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 340
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	DC-9
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Laminate Counters, No Animal Home, No Smoking Home, Vinyl Windows		

Inclusions: N/A

Discover this well-kept 3-bedroom, 2.5-bathroom townhouse in a convenient Airdrie location, complete with an attached single garage. The main floor features a bright, open layout with laminate and tile flooring, along with a kitchen equipped with stainless steel appliances. Upstairs offers three comfortable bedrooms, including a spacious primary suite, plus additional full bathroom and laundry for added convenience. Situated just steps away from a strip mall, parks, and playgrounds, this home offers the perfect blend of comfort and accessibility—ideal for families, first-time buyers, or investors. Move-in ready and a must-see!