

**1337 Chinook Gate Green SW**  
**Airdrie, Alberta**

**MLS # A2292831**



**\$749,999**

<b>Division:</b>	Chinook Gate		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,204 sq.ft.	<b>Age:</b>	2022 (4 yrs old)
<b>Beds:</b>	7	<b>Baths:</b>	4
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Garden, Landscaped, Low Maintenance Landscape, No Back Lane, No Neigh		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R1-U
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Granite Counters, Kitchen Island, No Smoking Home, See Remarks, Separate Entrance, Walk-In Closet(s)		

**Inclusions:** NA

Another spectacular SOUTH BACKING 7 Bedroom, 4 Bathroom home backing onto Green Space! This home features over 2970 square feet of living space with an open-concept layout. The main floor features a FULL BATH WITH STANDING SHOWER and BEDROOM. The kitchen boasts two-tone beautiful white and grey cabinetry with quartz countertops, pot drawers, lots of cupboards, upgraded stainless steel appliances and a SPICE KITCHEN. The upper level boasts 4 bedrooms and a spacious bonus room. The basement is finished with 2 bedroom, a family room, kitchen and a full bath. From the warm neutral tones of the flooring and finishes to the functional floor plan, this home is perfect for you! It is well positioned backing onto a green space with no rear neighbours. You have to see to appreciate. Book with your favourite Realtor today!