

166 Osborne Common SW
Airdrie, Alberta

MLS # A2306563



\$769,900

Division:	South Windsong		
Type:	Residential/House		
Style:	2 Storey Split		
Size:	2,389 sq.ft.	Age:	2021 (5 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Garage Door Opener, Insulated		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Interior Lot, Underground Sprinklers		

Heating:	Central, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1-U
Foundation:	Poured Concrete	Utilities:	-

Features: Bathroom Rough-in, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Pantry, Recessed Lighting, Soaking Tub, Stone Counters, Tray Ceiling(s), Vaulted Ceiling(s), Walk-In Closet(s)

Inclusions: TV mounts. Hot Tub is negotiable.

Welcome to this beautifully upgraded home in the sought-after community of South Windsong in Airdrie. Thoughtfully designed with 9-foot ceilings on all three levels and 8-foot interior doors, this home offers a sense of space and sophistication rarely found. The heart of the home features a stunning kitchen with ceiling-height cabinetry, upgraded appliances, a wall oven/microwave combo, under-cabinet lighting, and sleek finishes throughout, all flowing seamlessly over luxury vinyl plank flooring. A cozy gas fireplace anchors the living space, creating the perfect setting for both everyday living and entertaining. Upstairs, the home continues to impress with a bright and functional layout, including a spacious bonus room with vaulted ceilings. The primary suite offers a true retreat, featuring a large walk-in closet and a beautifully upgraded ensuite complete with dual vanities, a dedicated make-up area, and a fully tiled glass shower, blending style with everyday comfort. The unfinished basement provides excellent future potential with 9-foot ceilings and bathroom rough-ins already in place, ready to be customized to your needs. Step outside to your fully landscaped backyard retreat, complete with a stamped concrete patio, hot tub, irrigation system, and gas BBQ line on the deck—ideal for year-round enjoyment. The home also features Trimlight exterior lighting, combining style with convenience. Additional highlights include a double attached garage with gas heater rough-in, custom window coverings, and NO zero lot-line—offering extra space and privacy. Located near a future K–9 school (opening Fall 2027) and close to amenities, this home blends comfort, quality, and long-term value—making it a standout opportunity in today’s market.