587-899-3773
justin@realtyaces.ca

75 Sandstone Crescent SE
Airdrie, Alberta

MLS # A2339495



$532,900

Division:	Summerhill		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,334 sq.ft.	**Age:**	1988 (38 yrs old)
Beds:	5	**Baths:**	3
Garage:	Concrete Driveway, Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane, Rectangular Lot		

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Carpet, Ceramic Tile, Hardwood	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full	**LLD:**	-
Exterior:	Vinyl Siding, Wood Frame	**Zoning:**	R1
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Built-in Features, High Ceilings		

Inclusions: Appliances in the basement: Refrigerator, washer, and dryer. Shelves in the basement living room and window coverings, . As well as the gazebo, greenhouse, rain barrels, and planter boxes.

Here is your new home with room for everyone, spaces to come together, and the flexibility to change along with your family. Offering 2,300 sq. ft. of developed living space, this welcoming bi-level features 5 BEDROOMS, 3 BATHROOMS and a FULLY DEVELOPED walk-up basement in an established Airdrie neighbourhood close to schools, parks and everyday amenities. You are greeted by comfortable spaces for both gathering and everyday living. The spacious living room is warmed by a wood burning fireplace, while the dining room overlooks the living area and creates a natural place to bring everyone together. The UPDATED KITCHEN offers an impressive amount of cabinetry and storage, along with updated stainless-steel appliances. Including built-in oven (with built-in air fryer function), cooktop and dishwasher. Three bedrooms are on the same level, including the spacious primary bedroom with its own 3-piece ensuite. The main bathroom have been thoughtfully updated with SPA inspired finishes, and the large jetted tub in the ensuite create spaces that feel fresh and inviting. Enjoy the generous breakfast nook for casual meals and morning coffee. Step out onto the west facing deck and enjoy with the upgrade of the gazebo and take the stairs down to enjoy the fenced backyard. Downstairs, the fully developed walk-up basement adds another level of possibilities. A large family room with fireplace provides a second gathering space for movie nights, teenagers or relaxed evenings at home. Two additional bedrooms offer flexibility for a growing family, guests or a home office, while a third bathroom completes the level. The teenagers or multi-generational family will enjoy the convenience of the kitchenette downstairs. The substantial crawlspace provides even more storage without taking away from your everyday living areas.

The comfort of the home is maintained with updated furnace, hot water tank (2014) and Air Conditioning (2016). The oversized single attached garage creates space to park and work on your projects. With elementary and middle schools nearby, plus shopping, restaurants, cafés, playgrounds, tennis courts and walking and biking paths close to home, everyday life is conveniently within reach. Nose Creek Park is also just a short distance away, providing even more space to walk, explore and spend time together. Five bedrooms. Three bathrooms. More than 2,300 sq. ft. developed. A walkout basement and room for life to happen. This is a home ready for its next chapter.

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