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311 Sagewood Landing SW Airdrie, Alberta

MLS # A2353897

$674,999

Division:	Sagewood		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,021 sq.ft.	**Age:**	2007 (19 yrs old)
Beds:	5	**Baths:**	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped, Rectangular Lot, Street Lighting		

Heating:	Forced Air	**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: Kitchen Island, Natural Woodwork, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Vinyl Windows, Walk-In Closet(s)

Inclusions: N/A

Welcome to this well-cared-for two-storey home in the sought-after community of Sagewood. With five bedrooms, 3.5 bathrooms and a fully finished walkout basement, this home offers plenty of space for family living. The bright front entry features soaring ceilings and opens to a flexible main-floor room with French doors, ideal for a home office or quiet retreat. The open-concept kitchen and living area is designed for everyday comfort and entertaining, with stainless steel appliances, a corner pantry, breakfast bar, built-in living-room wall unit and gas fireplace. The dining nook leads to a private deck, perfect for morning coffee or summer barbecues. Upstairs, a spacious bonus room creates a welcoming spot for movie nights or family time. The primary bedroom includes a walk-in closet and four-piece ensuite, while two additional bedrooms and a full bathroom complete the upper level. The fully finished walkout basement adds even more living space, with two bedrooms, a second kitchen and a large bathroom—an excellent setup for extended family or visiting guests. Outside, the generous backyard has room to play, garden and gather. Enjoy a convenient location just a short walk from the pond, schools, parks and playgrounds, with easy access to Deerfoot Trail, the airport and CrossIron Mills. Book your private showing today and discover all this Sagewood home has to offer.

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