# \$515,000 - 1746 Summerfield Boulevard Se, Airdrie

MLS® #A2225282

## \$515,000

3 Bedroom, 2.00 Bathroom, 888 sqft Residential on 0.10 Acres

Summerhill, Airdrie, Alberta

This well-maintained family home in Airdrie offers a bright and functional layout, with ample natural light throughout thanks to newer vinyl windows. The main level features two bedroomsâ€"including a large primaryâ€"and a cozy living room. The kitchen and dining area open onto a rear deck and fully fenced backyard, providing a great space for relaxing or entertaining. New luxury vinyl plank flooring has been added at the entrance and in the main floor bathroom for a fresh, modern touch. The fully developed lower level takes the total developed living space to more than 1300 sf. It has a third bedroom, a second full bathroom, and a spacious family/rec room. At the rear, an oversized double detached garage offers plenty of space for parking and storage. The roof and siding were replaced in 2015, providing peace of mind for future owners. Located in family-friendly Summerhillâ€"known for its mature trees, pickle ball and tennis courts, and extensive walking paths along scenic Nose Creek where fishing, wildlife and bird-watching opportunities abound, this bi-level is not to be missed. A.E. Bowers School is just across the street, and there's quick access to downtown Airdrie, shopping, restaurants, and major routes. This is a fantastic opportunity to enjoy a well-cared-for home in one of Airdrie's most established communities. Watch the 3D tour then check it out in person.







#### **Essential Information**

MLS® # A2225282 Price \$515,000

Bedrooms 3
Bathrooms 2.00
Full Baths 2
Square Footage 888
Acres 0.10
Year Built 1980

Type Residential
Sub-Type Detached
Style Bi-Level
Status Active

# **Community Information**

Address 1746 Summerfield Boulevard Se

Subdivision Summerhill

City Airdrie
County Airdrie
Province Alberta
Postal Code T4B 1V1

#### **Amenities**

Parking Spaces 2

Parking Double Garage Detached

# of Garages 2

### Interior

Interior Features Ceiling Fan(s), Central Vacuum, Laminate Counters, No Smoking Home,

Vinyl Windows

Appliances Dishwasher, Dryer, Electric Stove, Freezer, Garage Control(s),

Refrigerator, Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None
Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Private Yard, Rain Gutters

Lot Description Back Lane, Back Yard, Front Yard, Lawn, Level, Rectangular Lot,

**Interior Lot** 

Roof Asphalt Shingle

Construction Stucco, Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed June 3rd, 2025

Days on Market 13 Zoning R1

## **Listing Details**

Listing Office Royal LePage Benchmark

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