

# \$499,900 - 702, 110 Coopers Common Sw, Airdrie

MLS® #A2239496

**\$499,900**

4 Bedroom, 4.00 Bathroom, 1,689 sqft

Residential on 0.06 Acres

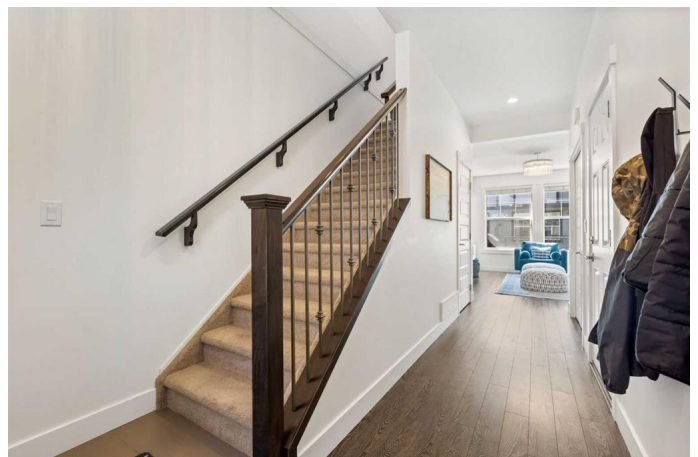
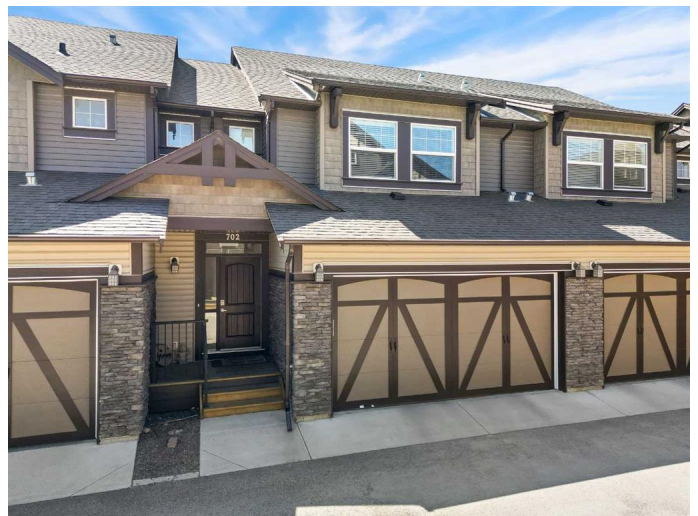
Coopers Crossing, Airdrie, Alberta

All the Space of a Detached Home - None of the Upkeep! It's rare to find a townhome that lives like a detached house, but this is one of those rare gems. With over 2,400 sq ft of developed living space, **OVERSIZED DOUBLE GARAGE** & sunlight pouring through large windows on every level, this beautifully **UPGRADED 4 BEDROOM, 3.5 BATHROOM** home checks every box.

From the moment you walk in, you'll appreciate the soaring 9 foot ceilings, open-concept layout and timeless finishes. The bright, modern kitchen features **GRANITE** counters, **STAINLESS** appliances, Island bar with seating for 4+ and sleek **WHITE CABINETRY** - perfect for daily living and entertaining. The main floor also includes a **COZY GAS FIREPLACE** and an abundance of natural light that makes the whole space feel warm and welcoming.

Upstairs, the grand primary suite is a showstopper with **CATHEDRAL VAULTED CEILINGS**, a **SPA-LIKE 5 PIECE ENSUITE** & walk-in closet. You'll also find two more spacious bedrooms, a full 4 piece bath and convenient **UPPER-FLOOR LAUNDRY**. There is also a little flex nook area - ideal for a kids homework station.

The **FULLY FINISHED BASEMENT** offers flexibility, with a large family/games room, a 4th bedroom and 3 piece bathroom with



beautiful tiled walk-in shower.

Outside, relax or have a BBQ on your SUNNY SOUTH facing deck.

All of this is nestled in a prime, walkable community - with the added luxury of "lock-and-leave" living and no exterior maintenance to worry about.

This home has it all: Space, Style, Storage & Smart Layout. Exceptional value with an unbeatable location.

Built in 2013

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | A2239496               |
| Price          | \$499,900              |
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,689                  |
| Acres          | 0.06                   |
| Year Built     | 2013                   |
| Type           | Residential            |
| Sub-Type       | Row/Townhouse          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

**Community Information**

|             |                            |
|-------------|----------------------------|
| Address     | 702, 110 Coopers Common Sw |
| Subdivision | Coopers Crossing           |
| City        | Airdrie                    |
| County      | Airdrie                    |
| Province    | Alberta                    |
| Postal Code | T4B 3Y3                    |

**Amenities**

|           |                       |
|-----------|-----------------------|
| Amenities | Parking, Snow Removal |
|-----------|-----------------------|

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

## Interior

|                   |                                                                                                                                                                                           |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Soaking Tub, Storage, Vinyl Windows, Built-in Features |
| Appliances        | Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings                                                                          |
| Heating           | Fireplace(s), Forced Air, Natural Gas                                                                                                                                                     |
| Cooling           | None                                                                                                                                                                                      |
| Fireplace         | Yes                                                                                                                                                                                       |
| # of Fireplaces   | 1                                                                                                                                                                                         |
| Fireplaces        | Gas, Living Room, Stone                                                                                                                                                                   |
| Has Basement      | Yes                                                                                                                                                                                       |
| Basement          | Finished, Full                                                                                                                                                                            |

## Exterior

|                   |                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------|
| Exterior Features | BBQ gas line, Private Entrance                                                              |
| Lot Description   | Back Yard, Backs on to Park/Green Space, Landscaped, Level, Lawn, Low Maintenance Landscape |
| Roof              | Asphalt Shingle                                                                             |
| Construction      | Wood Frame                                                                                  |
| Foundation        | Poured Concrete                                                                             |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 26th, 2025 |
| Days on Market | 26              |
| Zoning         | R2-T            |

## Listing Details

|                |                    |
|----------------|--------------------|
| Listing Office | Century 21 Masters |
|----------------|--------------------|

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