

# \$640,000 - 501 Chinook Gate Square W, Airdrie

MLS® #A2222278

**\$640,000**

4 Bedroom, 4.00 Bathroom, 1,450 sqft

Residential on 0.07 Acres

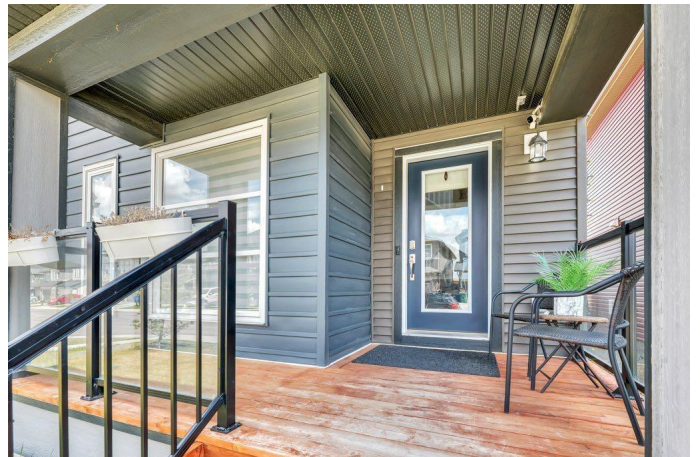
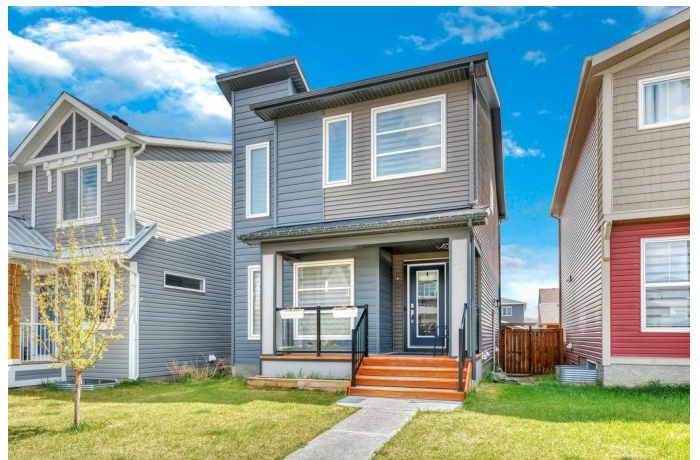
Chinook Gate, Airdrie, Alberta

**PRICE IMPROVEMENT \$640,000!!!** Discover this immaculately maintained two-story home in Airdrie's tranquil Chinook Gate. From its inviting covered front patio to its professionally developed basement, this residence showcases a unified neutral and modern design throughout.

Enter into a bright, open-concept living space where every area is thoughtfully utilized. The generous living room features large windows with modern blinds and a cozy FIREPLACE. The dining area is conveniently positioned adjacent to the living room, ideal for both daily living and entertaining. The kitchen boasts an efficient U-shaped layout with an eat-in bar, equipped with modern STAINLESS STEEL APPLIANCES and QUARTZ COUNTERTOP. A two-piece powder room near the mudroom completes the main level.

Upstairs, the primary bedroom is spacious enough for a king-sized bed and includes a 3-piece ensuite and walk-in closet. Two additional bedrooms and a 4-piece main bathroom accommodate family or guests. The laundry area is notably roomy, offering extra storage.

A significant highlight is the PROFESSIONALLY FINISHED BASEMENT, featuring a SEPARATE SIDE ENTRANCE. This space extends the home's modern aesthetic with laminate flooring, a bedroom, a



recreation room, a kitchenette, washer and dryer and a 3-piece bath.

The expansive backyard presents great potential for personalization and includes a convenient COVERED DECK. A DOUBLE DETACHED GARAGE provides secure parking for your vehicles. This home perfectly blends design and comfort for an exceptional living experience in Airdrie. Schedule your viewing today – you'll love what you see!

Built in 2020

**Essential Information**

MLS® #	A2222278
Price	\$640,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,450
Acres	0.07
Year Built	2020
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	501 Chinook Gate Square W
Subdivision	Chinook Gate
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B4W1

**Amenities**

Amenities	None
Parking Spaces	2

Parking	Double Garage Detached
# of Garages	2

## Interior

Interior Features	Breakfast Bar, Closet Organizers, No Smoking Home, Open Floorplan, Quartz Counters, Separate Entrance, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

## Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Back Lane, Back Yard, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	May 17th, 2025
Days on Market	47
Zoning	R1-L
HOA Fees	105
HOA Fees Freq.	ANN

## Listing Details

Listing Office	First Place Realty
----------------	--------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.