

# \$869,900 - 1098 Midtown Avenue Sw, Airdrie

MLS® #A2198232

**\$869,900**

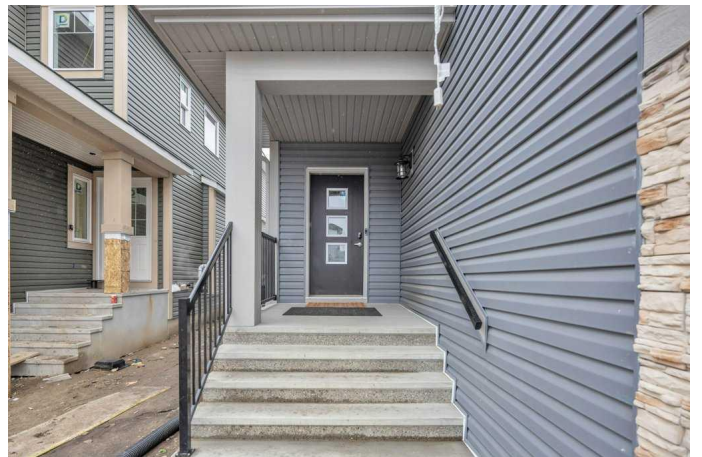
4 Bedroom, 3.00 Bathroom, 2,561 sqft  
Residential on 0.10 Acres

Midtown, Airdrie, Alberta

Located in the sought-after community of Midtown in Airdrie, this stunning SHANE HOME BUILT, home offers approximately 2,600 square feet of thoughtfully designed living space on a conventional lot. The main floor welcomes you with a spacious layout that includes a full bedroom, complemented by a bathroom featuring a standing shower—ideal for guests or multi-generational living. The gourmet kitchen is a chef’s dream, boasting built-in appliances, dual-tone cabinetry, and a massive pantry with spice kitchen rough-ins. An expansive living area showcases an extra elongated fireplace, adding warmth and elegance to the space. Venturing upstairs, 4 generously sized bedrooms provide ample accommodation, along with a versatile bonus area perfect for family gatherings. The primary suite is a true retreat, featuring a luxurious five-piece ensuite, while a common four-piece bathroom and a conveniently located laundry room complete the level. The basement offers exceptional potential with a separate entrance, three egress windows, and a vast undeveloped space, ready to be customized to suit your needs. This home perfectly blends style and functionality, making it an excellent choice for those seeking modern comforts in a prime location.

Built in 2023

## Essential Information



MLS® #	A2198232
Price	\$869,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,561
Acres	0.10
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	1098 Midtown Avenue Sw
Subdivision	Midtown
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 5N1

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached, Off Street
# of Garages	2

### **Interior**

Interior Features	Bathroom Rough-in, Built-in Features, Chandelier, Double Vanity, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Separate Entrance, Vinyl Windows, French Door
Appliances	Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Oven-Built-In
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric

Has Basement	Yes
Basement	Exterior Entry, Full, Partially Finished, Walk-Up To Grade

### **Exterior**

Exterior Features	None
Lot Description	Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 4th, 2025
Days on Market	34
Zoning	R1-U

### **Listing Details**

Listing Office	PREP Realty
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