# \$839,900 - 1024 Chinook Gate Heath Sw, Airdrie

MLS® #A2217834

## \$839,900

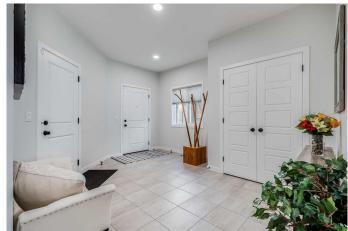
6 Bedroom, 4.00 Bathroom, 2,278 sqft Residential on 0.09 Acres

Chinook Gate, Airdrie, Alberta

Welcome to this stunning MCKEE-built masterpiece, designed for maximum space, comfort, and functionality! Boasting 4 bedrooms, a main-floor office, and a fully contained 2-bedroom LEGAL suite. With over 3122 sq f of total living space, this home is perfect for large families or savvy buyers looking for income potential (rental income generated from legal suites can be factored into mortgage qualification)

Upon entry, you're greeted by an impressive open layout, with a spacious office and stylish half bath tucked conveniently to the side. The chef's dream kitchen features a massive island, upgraded full-height cabinetry (including a built-in wine rack, garbage pullout, and storage cabinet), a built-in wine fridge, quartz countertops, and a premium Blanco undermount sink. Cooking is a delight with the six-burner gas range, and the expansive dining area is perfect for hosting dinner parties. The bright living space showcases an electric fireplace with stunning floor-to-ceiling stone detail, while large windows flood the room with natural light. Step outside to the maintenance-free composite deck, complete with waterproof enclosed storage beneath. The poured concrete patio and spacious backyard provide the perfect retreat for kids or furry friends! Upstairs, the primary bedroom impresses with a spa-like 5-piece ensuite featuring a 5' shower and luxurious soaker tub, plus a massive walk-in closet. Three







additional bedrooms, a large 4-piece bathroom, a bonus room, and a proper laundry room round out this level, making it ideal for growing families.

The fully contained 2-bedroom, 1-bathroom LEGAL CONFORMING suite in the basement comes complete with a separate furnace, electrical panel, and laundry, making it a turnkey rental. The side entrance with a paved walkway ensures privacy and accessibility. Bonus features include central air conditioning and Gemstone lighting, adding both comfort and curb appeal.

If you're looking for a family-friendly home with income potential, THIS is the one! Don't miss outâ€"schedule your showing today!

Built in 2020

#### **Essential Information**

MLS® # A2217834 Price \$839,900

Bedrooms 6
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 2,278
Acres 0.09
Year Built 2020

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 1024 Chinook Gate Heath Sw

Subdivision Chinook Gate

City Airdrie

County Airdrie
Province Alberta
Postal Code T4B 5C9

#### **Amenities**

Amenities None

Parking Spaces 4

Parking Double Garage Attached

# of Garages 2

## Interior

Interior Features Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No

Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Separate Entrance, Soaking Tub, Storage, Vinyl Windows,

Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas

Stove, Microwave, Range Hood, Refrigerator, Washer, Wine

Refrigerator

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes # of Fireplaces 1

Fireplaces Electric, Living Room

Has Basement Yes

Basement Exterior Entry, Finished, Full, Suite

#### **Exterior**

Exterior Features Private Yard, Rain Gutters, Storage

Lot Description Back Yard, Front Yard, Garden, Landscaped, Low Maintenance

Landscape, Rectangular Lot, Street Lighting

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed May 8th, 2025

Days on Market 39
Zoning R1-U
HOA Fees 105

HOA Fees Freq. ANN

# **Listing Details**

Listing Office RE/MAX House of Real Estate

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