

# \$559,900 - 147 Osborne Rise Sw, Airdrie

MLS® #A2248795

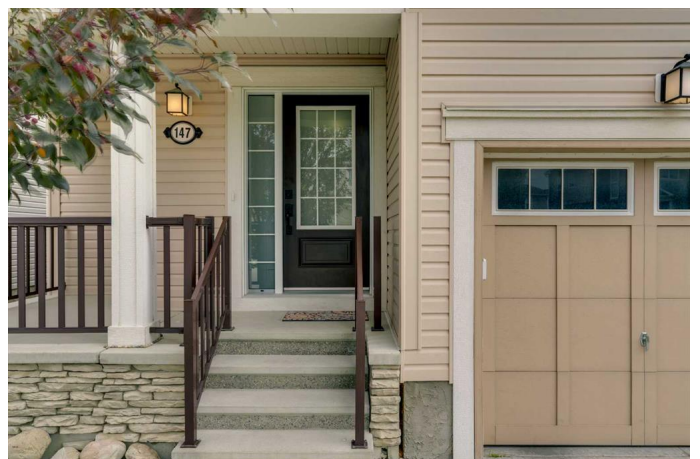
**\$559,900**

3 Bedroom, 3.00 Bathroom, 1,566 sqft

Residential on 0.07 Acres

South Windsong, Airdrie, Alberta

**\*Watch the Video\*** Public Open House Sept 7: 12pm-2pm. Home Sweet Home! A fantastic opportunity to own a very spacious FRONT ATTACHED GARAGE DETACHED home in the family oriented community of South Windsong, Airdrie. Nestled on a quiet street, this gorgeous looking home offers a layout that will leave you at a WOW! 1566 SQFT | 2015 Built | | 3 Big Bedrooms| Brand New Carpet | Open Floor Plan | Huge South Backyard | Oversized Deck | Spa-Like Ensuite | Tons of Windows | Excellent Location. As you arrive you this home, you'll notice the attached car garage and the driveway, along with a front porch - perfect for your morning coffee/tea. As you enter you'll notice the generous foyer & the beautiful laminate flooring that leads you into the open concept main floor. The spacious chef's kitchen with tons of cabinets space, centre island, elegant backsplash, and new pot lights. Adjacent to the kitchen is the spacious dining area which easily fits a 6-8 seater. The sun-kissed living room offers great space for entertainment and a gas fire place to keep you warm and cozy in the winters. A conveniently tucked-away half bathroom sits on one side of the main level, with the garage entrance right beside it offering easy access without having to walk through the kitchen. As you head upstairs, you'll appreciate the extra windows along the staircase, flooding the space with natural light. You'll be left amazed with 3 SPACIOUS BEDROOMS! The master bedroom with south exposure has a lot of



space to fit in your king bed along with your add ons. The luxurious ensuite - featuring a tub, and a glass enclosed shower with floor to ceiling backplash, dual sinks, and extra storage space. The other bedroom fits in a queen bed and has its own walk-in closet. The 3rd bedroom can easily be used as a kids bedroom or a den to work from home. The conveniently located second bathroom completes this level. Unfinished basement offering you a blank canvas for you to finish the space in the future. ADD ON: furnace and duct cleaning done in August 2025! Ideal location and minutes away from Windsong Heights School, shopping complex, parks, playgrounds, just a short walk to the future school site on Osborne Drive, future YMCA, easy access through the 40th Avenue Exit on Deerfoot, and just 20 minutes away from Calgary. Shows 10/10.

Built in 2015

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2248795    |
| Price          | \$559,900   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,566       |
| Acres          | 0.07        |
| Year Built     | 2015        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 147 Osborne Rise Sw |
| Subdivision | South Windsong      |

|             |         |
|-------------|---------|
| City        | Airdrie |
| County      | Airdrie |
| Province    | Alberta |
| Postal Code | T4B 4A3 |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

### Interior

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, Laminate Counters, Open Floorplan, See Remarks                                                      |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                                                          |
| Cooling           | None                                                                                                                |
| Fireplace         | Yes                                                                                                                 |
| # of Fireplaces   | 1                                                                                                                   |
| Fireplaces        | Gas                                                                                                                 |
| Has Basement      | Yes                                                                                                                 |
| Basement          | Full, Unfinished                                                                                                    |

### Exterior

|                   |                                              |
|-------------------|----------------------------------------------|
| Exterior Features | None                                         |
| Lot Description   | Landscaped, Level, Low Maintenance Landscape |
| Roof              | Asphalt Shingle                              |
| Construction      | Vinyl Siding                                 |
| Foundation        | Poured Concrete                              |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 15th, 2025 |
| Days on Market | 23                |
| Zoning         | R1-U              |

### Listing Details

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Diamond Realty & Associates LTD. |
|----------------|----------------------------------|

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