

# \$530,000 - 1050 Cobblestone Boulevard Sw, Airdrie

MLS® #A2252855

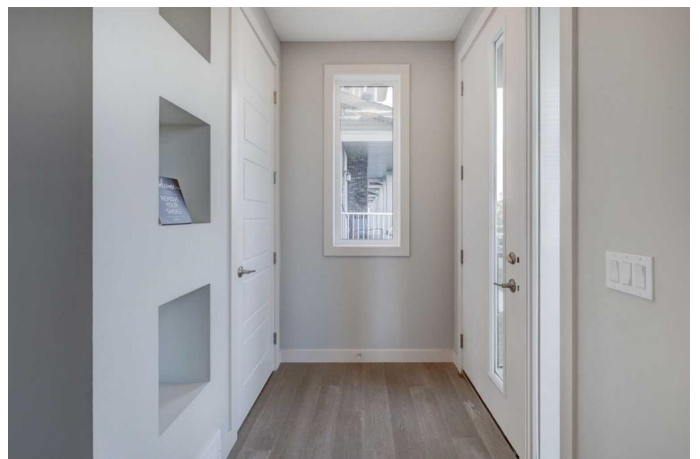
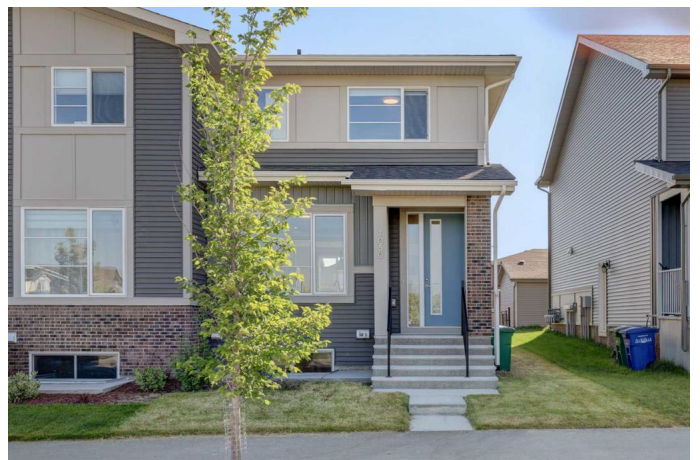
**\$530,000**

3 Bedroom, 4.00 Bathroom, 1,444 sqft

Residential on 0.07 Acres

Cobblestone., Airdrie, Alberta

This inviting three-bedroom, two-and-a-half-bathroom Glasgow model townhouse, built in 2023, is a nearly brand-new END UNIT in the serene Cobblestone Creek neighborhood of Airdrie, offering modern comfort and timeless charm with NO CONDO FEES. The main floor features elegant engineered hardwood and soaring 9-foot ceilings, adding warmth and sophistication to the spacious living area, which is bathed in natural light from large windows. Enjoy the warmth and style of a Napoleon electric fireplace in the cozy living room. The kitchen boasts sleek stainless-steel appliances, quartz countertops, and ample soft close cabinetry, perfect for daily meals or entertaining guests. A built-in storage bench and full closet at the back entry provides function while a desk space in the kitchen contributes to a stylish workstation. The primary suite offers a tranquil retreat with generous closet space and a luxurious private 4-piece ensuite bathroom. Two additional bedrooms provide versatility for a growing family, home office, or guest accommodations. The fully fenced, landscaped backyard features a treated wood back deck, ideal for relaxation or gatherings and a rear double detached garage offers ample storage and parking. With an unfinished basement ready for customization, this home is ideally situated across from a future school, tennis and pickleball courts, a basketball court, and picnic tables, and is just minutes from top-rated



schools, vibrant shopping districts, and scenic parks, making it an exceptional opportunity for its next owner.

Built in 2023

**Essential Information**

MLS® #	A2252855
Price	\$530,000
Bedrooms	3
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	1,444
Acres	0.07
Year Built	2023
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

**Community Information**

Address	1050 Cobblestone Boulevard Sw
Subdivision	Cobblestone.
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 5L3

**Amenities**

Amenities	Racquet Courts, Recreation Facilities
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

**Interior**

Interior Features	Bathroom Rough-in, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Pantry, Quartz Counters, Recessed Lighting, Vinyl Windows, Walk-In Closet(s)
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Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings, Electric Water Heater
Heating	High Efficiency, Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

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

## Additional Information

Date Listed	August 30th, 2025
Days on Market	2
Zoning	R2-T
HOA Fees	152
HOA Fees Freq.	ANN

## Listing Details

Listing Office	CIR Realty
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