

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

MLS® #A2252855

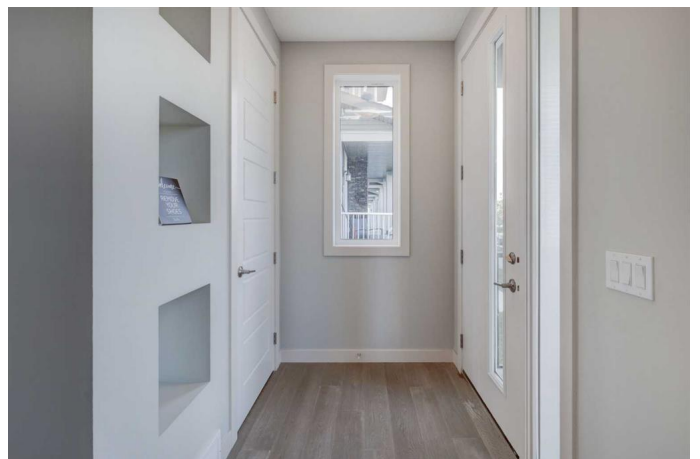
\$530,000

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)
-------------------	--

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	4
Zoning	R2-T
HOA Fees	152
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.