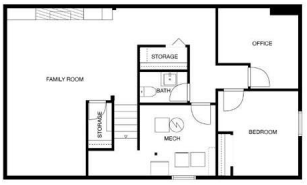
$449,900 - 193 Acacia Drive Se, Airdrie

MLS® #A2210755

$449,900
4 Bedroom, 3.00 Bathroom, 1,051 sqft
Residential on 0.09 Acres

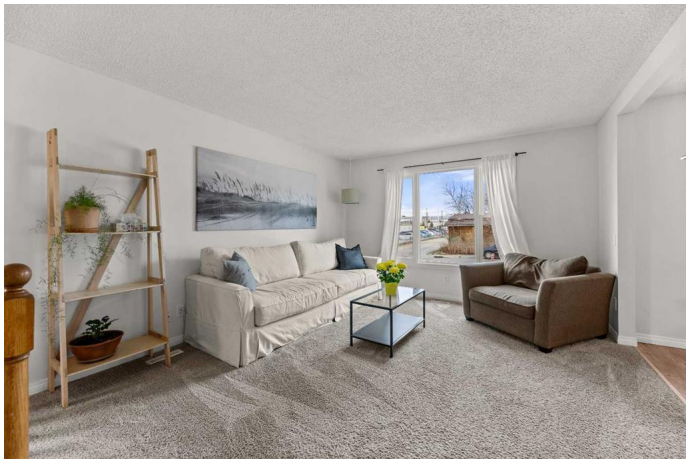
Airdrie Meadows, Airdrie, Alberta

MAIN LEVEL



BASEMENT

HOME SWEET HOME ! Look no further ! This 4 bedroom duplex with a single car garage is located on a quiet street in one of Airdrie's favorite centrally located communities, Airdrie Meadows. Walking distance to Muriel Clayton Middle School and Fuzzy Pickles preschool, day care centres, A.E Bowers Elementary school, George McDougall High School, downtown's main street shops and restaurants....when it comes to location....THIS IS IT ! This home has had numerous upgrades since the current owners purchased in 2021 , including opening up the main floor living area, new kitchen cabinetry and appliances, bathroom upgrades, main level vinyl plank flooring, family room fireplace and book shelving, new egress size window in the basement bedroom, new garden door to the rear deck, new west side deck and fence, raised garden beds....and of course paint ! Approximately 10 years ago, the home had the shingles, siding and eavestroughs replaced, as well, some new windows installed. The yard feels private and spacious and ready for someone with a green thumb. The south rear deck and west exposed yard with patio area are a great place to soak up the sun ! This is an amazing opportunity that is ready for you to enjoy ! ! Book your private showing today!



Built in 1978

Essential Information

MLS® #	A2210755
Price	$449,900
Bedrooms	4
Bathrooms	3.00
Full Baths	1
Half Baths	2
Square Footage	1,051
Acres	0.09
Year Built	1978
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

Community Information

Address	193 Acacia Drive Se
Subdivision	Airdrie Meadows
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 1G5

Amenities

Parking Spaces	1
Parking	Alley Access, Garage Faces Side, Single Garage Detached
# of Garages	1

Interior

Interior Features	No Smoking Home
Appliances	See Remarks
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Electric, Family Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Front Yard, Garden, Landscaped, Lawn, Level, Rectangular Lot, Street Lighting, Corner Lot
Roof	Asphalt Shingle
Construction	Mixed, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 17th, 2025
Days on Market	13
Zoning	R2

Listing Details

Listing Office	RE/MAX Rocky View Real Estate

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