

\$489,900 - 109 Cobblestone Gate Sw, Airdrie

MLS® #A2220512

\$489,900

3 Bedroom, 3.00 Bathroom, 1,139 sqft

Residential on 0.05 Acres

Cobblestone., Airdrie, Alberta

THIS HOME IS "UNDER CONSTRUCTION".

Approximately 4-5 months to completion. The

"Troon" model, townhome by Master Builder,

Douglas Homes Ltd. DOUBLE DETACHED

GARAGE, DECK, FENCED AND

LANDSCAPED, NO CONDO FEES. 3

bedroom, 2 storey, 9ft ceilings on the main

with 8ft doors, upsized and higher windows,

hardwood floor throughout the main floor, tile

floors in bathrooms, upgraded 42" soft close

cabinets, quartz countertops, wood/metal

spindle railings. PICTURES ARE OF SAME

MODEL, NOT SUBJECT PROPERTY



Built in 2025

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2220512 |
| Price | \$489,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,139 |
| Acres | 0.05 |
| Year Built | 2025 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 109 Cobblestone Gate Sw |
| Subdivision | Cobblestone. |
| City | Airdrie |
| County | Airdrie |
| Province | Alberta |
| Postal Code | T4B 4Z9 |

Amenities

| | |
|----------------|------------------------|
| Amenities | None |
| Parking Spaces | 2 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Bathroom Rough-in, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters |
| Appliances | Dishwasher, Electric Range, Garage Control(s), Humidifier, Microwave Hood Fan, Refrigerator |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior Features | None |
| Lot Description | Back Lane, Landscaped, Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Concrete, Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 12th, 2025 |
| Days on Market | 11 |
| Zoning | R3 |
| HOA Fees | 152 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | MaxWell Capital Realty |
|----------------|------------------------|

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