

# \$525,000 - 23 Summerfield Close Sw, Airdrie

MLS® #A2226523

**\$525,000**

4 Bedroom, 3.00 Bathroom, 1,145 sqft

Residential on 0.09 Acres

Summerhill, Airdrie, Alberta

This beautifully RENOVATED BANGALOW in the heart of Summerhill offers: modern design and everyday functionality. The main floor features a bright, OPEN LAYOUT with a NEW KITCHEN—complete with WHITE cabinetry, GOLD hardware, a WATERFALL QUARTZ island, quartz countertops, and updated lighting throughout.

The SPACIOUS living room is enhanced by CUSTOM built-in CABINETRY and open shelving, creating an ideal space to display books, décor, or set up a TV for cozy evenings at home. This integrated feature adds both elegance and practical storage.

The home has FOUR BEDROOMS. THREE BEDROOMS are located on the MAIN LEVEL, including a generously sized primary suite with a private 2-piece en-suite. Two additional bedrooms complete the floor, one of which offers direct access to the backyard. A full bathroom with double sinks combines style with everyday convenience.

The FULLY DEVELOPED basement adds valuable living space with a FOURTH bedroom featuring a new window, a full bathroom, and a large ADDITIONAL FLEX ROOM—perfect for a home office, playroom, or extra storage. A bright kitchenette with full cabinetry, open shelving, and a sink offers flexibility for guests or extended family. The separate laundry area includes a brand-NEW WASHER AND



DRYER, upper cabinets, and a utility sink.

Set on a fully fenced lot with parking for two vehicles, this home is ideally located close to parks, schools, shopping, and offers quick access to QE2. Thoughtfully renovated and MOVE-IN ready, this home delivers quality, comfort, and exceptional value—a rare opportunity not to be missed. Two photos (basement bedroom and flex/office room) have been virtually staged.

Built in 1980

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2226523    |
| Price          | \$525,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,145       |
| Acres          | 0.09        |
| Year Built     | 1980        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 23 Summerfield Close Sw |
| Subdivision | Summerhill              |
| City        | Airdrie                 |
| County      | Airdrie                 |
| Province    | Alberta                 |
| Postal Code | T4B 1Y4                 |

**Amenities**

|                |                         |
|----------------|-------------------------|
| Parking Spaces | 2                       |
| Parking        | Off Street, Parking Pad |

**Interior**

|                   |   |
|-------------------|---|
| Interior Features | Kitchen Island, Quartz Counters, Storage, Vinyl Windows                     |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer |
| Heating           | Forced Air, Natural Gas   |
| Cooling           | None  |
| Has Basement      | Yes   |
| Basement          | Finished, Full  |

**Exterior**

|                   |                                   |
|-------------------|-----------------------------------|
| Exterior Features | None                              |
| Lot Description   | Back Yard, Front Yard, Landscaped |
| Roof              | Asphalt Shingle                   |
| Construction      | Wood Frame                        |
| Foundation        | Poured Concrete                   |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 4th, 2025 |
| Days on Market | 7              |
| Zoning         | DC-16-B        |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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