



GRASSROOTS
REALTY GROUP

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232 Windrow Link SW
Airdrie, Alberta

MLS # A2342043



\$899,000

Division:	Southwinds		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,930 sq.ft.	Age:	2023 (3 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1-U
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Kitchen Island, Walk-In Closet(s)		

Inclusions: None

Welcome to 232 Windrow Link SW, Airdrie, Alberta T4B 5L5 a rare walkout home positioned on a premium pond-backing lot with a park directly out front. With no homes immediately in front or behind, this property offers the kind of privacy, natural light, and open views that buyers rarely find. Inside, the main floor feels bright, open, and thoughtfully designed. The spacious great room offers an inviting setting for everyday family living and entertaining, with large windows bringing in plenty of natural light. The kitchen is the heart of the home, highlighted by a custom oversized quartz island with soft curved edges, full-height cabinetry, built-in appliances, and a clean modern finish. It is built for everyday family living, entertaining, and hosting with ease. A separate spice kitchen adds major value, allowing you to cook freely while keeping the main kitchen clean and presentable. The main floor office provides the perfect space for working from home, studying, or managing day-to-day business. Upstairs offers four generously sized bedrooms, including a comfortable primary retreat with a walk-in closet and private ensuite. The layout is ideal for growing families, multigenerational living, or anyone wanting space without sacrificing function. The walkout basement opens the door to future possibilities whether you are considering additional living space, extended family use, or potential income options, subject to required approvals. Step outside to the glass-railed deck and enjoy peaceful pond views, evening sunsets, and a backyard setting that feels private and relaxing. This home combines a premium pond-backing lot, park-front location, functional layout, modern finishes, spice kitchen, main-floor office, and walkout basement potential all in one of Airdrie's desirable communities.

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