

# \$589,900 - 330 Midgrove Link Sw, Airdrie

MLS® #A2226747

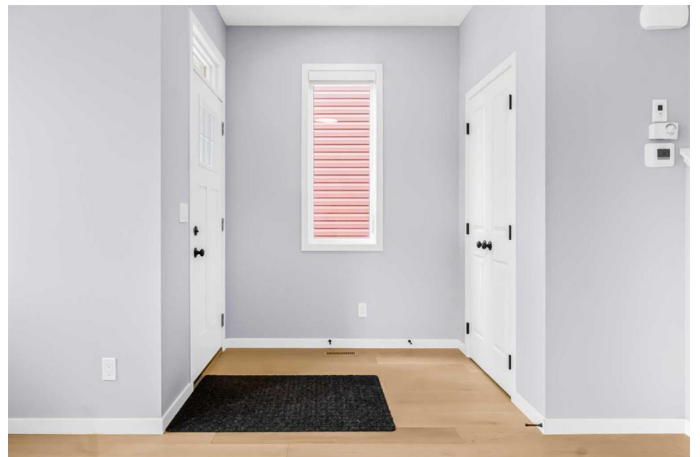
**\$589,900**

3 Bedroom, 3.00 Bathroom, 1,539 sqft

Residential on 0.08 Acres

Midtown, Airdrie, Alberta

BEST PRICE IN MIDTOWN | 2023 BUILT HOME | TRADITIONAL LOT | DOUBLE GARAGE | LOT OF UPGRADE FROM TRICO BUILDER | SEPARATE ENTRANCE TO BASEMENT | Welcome to 330 Midgrove Link SW, a beautifully designed two-storey detached home located in the sought-after Midtown community of Airdrie. Lots of Upgrade since the owner purchased the brand-new home from Trico Builder: Flooring, Kitchen Cabinet, Counter Top, Appliances, 9 Ft Ceiling Both Basement and Main Floor, Lightning Fixtures, Bathroom Hardware, Bathroom Title, Bathroom Glass. Spanning approximately 1,540 sq ft, the home features an open-concept main floor with a spacious living area, dining space, and a gourmet kitchen. There are 3 generously sized bedrooms, including a primary suite with a walk-in closet and a 4-piece ensuite. In total, the home offers 2.5 bathrooms, with a convenient half-bath on the main floor. The kitchen is well-equipped with modern cabinetry, quartz countertops, a central island with pendant lighting, and stainless steel appliances, including a gas range and built-in microwave. The Whirlpool washer and dryer are on the same floor with all the bedrooms, providing convenience in doing laundry. The full basement has a separate side entrance, offering potential for future development. The double detached garaged was newly built adding more value to this property. Conveniently located in Midtown, a vibrant



community with easy access to parks, schools, and essential services, with less than 20 minutes to Calgary Airport and approximately 15 minutes to North Calgary. Don't miss the chance to own this beautiful home in Airdrie, book your showing today before it's gone.

Built in 2023

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2226747    |
| Price          | \$589,900   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,539       |
| Acres          | 0.08        |
| Year Built     | 2023        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 330 Midgrove Link Sw |
| Subdivision | Midtown              |
| City        | Airdrie              |
| County      | Airdrie              |
| Province    | Alberta              |
| Postal Code | T3H 6E3              |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

**Interior**

|                   |   |
|-------------------|---|
| Interior Features | Double Vanity, High Ceilings, No Animal Home, No Smoking Home |
|-------------------|---|

|              |  |
|--------------|--|
| Appliances   | Dishwasher, Dryer, Microwave, Refrigerator, Washer |
| Heating      | Forced Air   |
| Cooling      | None   |
| Has Basement | Yes  |
| Basement     | Exterior Entry, Full, Unfinished                   |

## Exterior

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

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 1st, 2025 |
| Days on Market | 40             |
| Zoning         | R1-L           |

## Listing Details

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

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