

# \$684,900 - 36 Willowbrook Crescent Nw, Airdrie

MLS® #A2198721

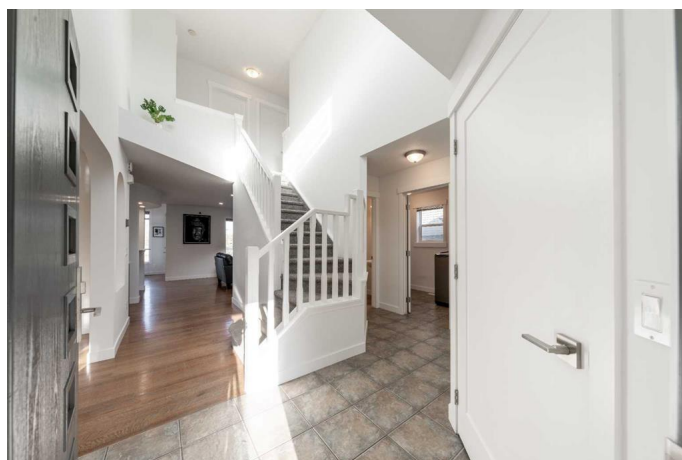
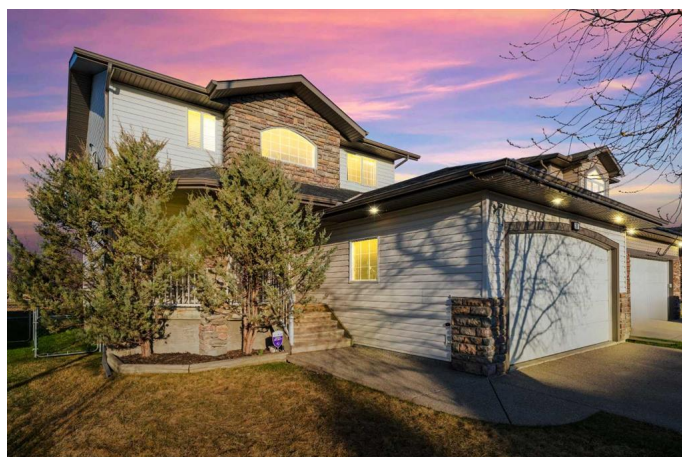
**\$684,900**

4 Bedroom, 4.00 Bathroom, 1,734 sqft

Residential on 0.11 Acres

Willowbrook, Airdrie, Alberta

\*\*\*WELCOME HOME\*\*\* THIS  
â€™MUST-SEEâ€™™ EXQUISITELY  
RENOVATED HOME IS TRULY A WORK OF  
ART. Looks, smells & feels BRAND NEW &  
Nearly NO EXPENSE SPARED in the creation  
of this FULLY DEVELOPED 2 Story, nestled  
on an OVERSIZED LOT on a QUIET street &  
BACKING DIRECTLY onto the PARK, POND,  
PLAYGROUND & NOSE CREEK Pathways.  
This is the CROWN JEWEL of the peaceful &  
coveted neighbourhood of Willowbrook!  
Boasting nearly 2700ft over 3 levels, the main  
floor showcases a thoughtfully designed  
OPEN CONCEPT layout enhanced by a 17ft  
Grand entrance + 9ft ceilings, RICH Original  
HARDWOOD Flooring & Large WINDOWS  
allowing the Natural Light to cascade  
throughout! Ideal for entertaining and  
everyday living, the light-filled main level flows  
seamlessly from the Living Room with Gas  
Fireplace Feature Wall, through the Dining  
Area & Beautifully RENOVATED Gourmet  
CHEFâ€™™S KITCHEN featuring STONE  
Counters with Arched Eat-Up Bar & NEWER  
Appliances, providing an expansive & inviting  
space, perfect for entertaining Family &  
Friends! Completing this level is a Den/Office  
(or additional future 5th Bedroom) & Powder  
Room. Heading upstairs, your SPACIOUS  
Master Retreat features a Large WALK-IN  
Closet & Full Private ENSUITE. Rounding off  
this level are 2 more generously sized  
Bedrooms & another Full Bath. Your FULLY  
DEVELOPED Lower Level offers an



abundance of Natural Light & features a Spacious FAMILY/THEATRE ROOM, Large GAMES/REC Area, 4th Bedroom, Full Bath & Plenty of Storage Space! Step outside into your EXPANSIVE outdoor space, where you can BBQ (with natural GAS LINE) & Entertain Friends & Family, Relax on the Large Deck, or take a stroll along the PATHWAYS & to the Park & Playground just steps from your back gate! Your Beautifully Landscaped Backyard also includes 2 SHEDS & DOG RUN! Your Attached DOUBLE Garage is FULLY FINISHED, HEATED & WIRED 220V - providing ample room for your vehicles and extra storage space! This STUNNING home features MANY RECENT UPGRADES, including NEW FURNACE & Newer HW TANK, APPLIANCES, LED Lighting, Water Softener, A/C, Central Vac, Underground SPRINKLER SYSTEM & MORE! Loved for its natural BEAUTY & access to numerous Amenities, Willowbrook is surrounded by GREEN SPACES, Walking Paths, Parks, Playgrounds & Schools, providing ample OPPORTUNITIES for YEAR-ROUND Recreation & MORE! Simply MOVE IN & start making new memories with your Family in this GORGEOUS TURN-KEY Home!

Built in 2002

### **Essential Information**

MLS® #	A2198721
Price	\$684,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,734
Acres	0.11
Year Built	2002

Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	36 Willowbrook Crescent Nw
Subdivision	Willowbrook
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2S4

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Central Vacuum, Stone Counters, See Remarks
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings, Range Hood, Stove(s), Water Softener
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Dog Run, BBQ gas line, Other
Lot Description	Back Yard, Backs on to Park/Green Space, Rectangular Lot, Lake, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 25th, 2025
Days on Market	3
Zoning	R1

**Listing Details**

Listing Office	CIR Realty
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