

\$849,900 - 175 Hillcrest Heights Sw, Airdrie

MLS® #A2204429

\$849,900

4 Bedroom, 4.00 Bathroom, 2,045 sqft
Residential on 0.11 Acres

Hillcrest, Airdrie, Alberta

Stunning Hillcrest Home Backing onto Green Space. This beautiful 4-bedroom, 3.5-bathroom walk-out home in the desirable Hillcrest community offers the perfect combination of comfort, style, and natural surroundings. Nestled on a premium lot backing onto lush green space, this home provides direct access to a scenic walking path, offering a serene retreat right outside your door.

Inside, the spacious open-concept main floor is designed for both everyday living and entertaining. The inviting foyer leads to a bright and airy living area, seamlessly connected to a well-appointed kitchen with a large island, ample cupboard storage, and an adjacent dining space. Step outside onto the balcony to enjoy stunning mountain views while sipping your morning coffee.

Upstairs, you'll find three well-sized bedrooms, massive bonus room and upstairs laundry. The primary suite features a private ensuite, creating a peaceful escape at the end of the day. The fully finished walk-out basement adds even more living space with a large family room, an additional bedroom, and a spacious recreational area.

The backyard is a standout feature, offering a spacious outdoor oasis with a designated hot tub area, a poured concrete patio, and a gas



hookup on the deck for easy outdoor cooking and entertaining. A double attached garage provides secure parking and extra storage for your convenience.

This exceptional home is perfect for those who appreciate modern living with the tranquility of nature. Don't miss your chance to call it yours!

Built in 2018

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2204429 |
| Price | \$849,900 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,045 |
| Acres | 0.11 |
| Year Built | 2018 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 175 Hillcrest Heights Sw |
| Subdivision | Hillcrest |
| City | Airdrie |
| County | Airdrie |
| Province | Alberta |
| Postal Code | T4B 4C2 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Central Vacuum, Chandelier, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Separate Entrance, Storage |
| Appliances | Central Air Conditioner, Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating | High Efficiency, Fireplace(s), Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full, Walk-Out |

Exterior

| | |
|-------------------|--|
| Exterior Features | Gas Grill |
| Lot Description | Back Yard, Backs on to Park/Green Space, Lawn, No Neighbours Behind, Beach |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 28th, 2025 |
| Days on Market | 6 |
| Zoning | R1 |

Listing Details

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

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.