



## 229 Cobblestone Gate Airdrie Alberta

\$469,900

**\*\* OPEN HOUSE at Show Home - 132 Cobblestone Gate - Saturday, July 5th 1-4pm and Sunday, July 6th 1-4pm \*\*** Welcome to this beautifully designed Talo model townhome by Rohit Homes, nestled in the dynamic and fast-growing community of Cobblestone in Airdrie. This middle unit in a modern 4-plex offers the perfect blend of style, functionality, and value--ideal for families, first-time buyers, or anyone looking to downsize without sacrificing space. Boasting 1,520 sq ft above grade, this home features 3 bedrooms, 2.5 bathrooms, and a smart, open-concept layout. The main floor impresses with 9' ceilings and a seamless flow between the kitchen, dining, and living areas--perfect for both everyday living and entertaining. The contemporary kitchen shines with quartz countertops, a central island, and designer cabinetry, offering plenty of prep space and casual dining options. Upstairs, you'll find a spacious primary suite with a private ensuite, two additional bedrooms, and a conveniently located laundry room. The unfinished basement is a blank canvas, offering endless possibilities--whether you're dreaming of a home gym, media room, or additional bedrooms. A rear parking pad adds everyday ease while maintaining the clean, modern curb appeal. Located in vibrant Cobblestone, this home provides quick access to schools, parks, shopping, and major routes--making commuting to Calgary or escaping to the mountains a breeze. Don't miss your opportunity to own this thoughtfully crafted, low-maintenance home in one of Airdrie's most exciting new communities--book your showing today! (id:6769)

Other 7.75 Ft x 5.00 Ft

2pc Bathroom 7.58 Ft x 2.92 Ft

Kitchen 13.00 Ft x 8.50 Ft

Dining room 16.33 Ft x 8.33 Ft

Living room 19.08 Ft x 12.92 Ft

Other 5.33 Ft x 5.67 Ft

Other 4.83 Ft x 3.17 Ft

Bedroom 10.83 Ft x 8.25 Ft

Bedroom 10.67 Ft x 8.42 Ft

Laundry room 5.42 Ft x 4.42 Ft

4pc Bathroom 8.58 Ft x 4.92 Ft

Bonus Room 11.83 Ft x 8.00 Ft

Primary Bedroom 13.83 Ft x 11.75 Ft

4pc Bathroom 9.00 Ft x 4.92 Ft

Other 7.08 Ft x 4.50 Ft

Listing Presented By:



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<http://mattgreenham.exp Realty.com/>



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