



2820 COOPERS Manor Airdrie Alberta

\$624,900

WELCOME to this AIR-CONDITIONED BUNGALOW that has 2278.20 sq ft of DEVELOPED LIVING SPACE in COOPERS CROSSING in AIRDRIE!!! There is a 21'4" X 19'3" INSULATED, + DRYWALLED ATTACHED DOUBLE GARAGE, a 10'8" X 6'7" DECK, a 16'9" X 12'0" PATIO, + a 11'9" X 11'4" COVERED PATIO!!! The ATTRACTIVE CURB APPEAL incl/LAWN w/BUSHES by the 9'4" X 4'4" Front Porch is INVITING as you step into the Foyer that has 12'5" KNOCK DOWN VAULTED CEILINGS, + HARDWOOD FLOORS throughout. There is a 2 pc BATHROOM, a BEAUTIFUL 10'7" X 5'4" LAUNDRY ROOM/MUD ROOM, PRIMARY BEDROOM has a TILED (IN-FLOOR HEATED) 5 pc EN-SUITE BATHROOM w/STANDING GLASS SHOWER, + WALK-IN CLOSET. The KITCHEN has OAK CABINETRY, QUARTZ COUNTER TOPS, GLASS TILE BACKSPLASH, SS APPLIANCES, ISLAND w/SINK, + BREAKFAST BAR, a CORNER PANTRY, PENDANT LIGHTS, + a GORGEOUS RECLAIMED WOOD FEATURE WALL. The DINING ROOM is great for those FAMILY/FRIEND GATHERINGS around the table, + has a Patio Door leading to the Deck outside. The LIVING ROOM has so much NATURAL LIGHT coming in from the MASSIVE WINDOWS, it also has a GAS FIREPLACE w/WOOD MANTLE. To finish off the Main Floor is the DEN or OFFICE w/Carpet. Heading down to the BASEMENT that is carpeted are METAL/WOOD RAILINGS, a 20'5 X 15'1 RECREATION ROOM w/ELECTRIC FIREPLACE in a BRICK WALL. There is also a 11'5" X 4'11" WET BAR area that has BUILT-IN WINE RACK STORAGE. The 3 pc BATHROOM (IN-FLOOR HEATED) is close to the 2nd BEDROOM, + there is also a POSSIBLE 3RD BEDROOM, a 13'5" X 9'0" FLEX ROOM, + the 16'4" X 7'6" UTILITY ROOM. There is A/C (had to mention that again!), + a DIGITAL THERMOSTAT as well. Stepping outside to the INCREDIBLE WEST FACING BACKYARD is such a PRIVATE OASIS!!! That COVERED Porch is so CONVENIENT for those BBQ's as it is just off the Dining Room. A BRICK PATIO Area has an Umbrella w/Seating to sit around a campfire, a GARDEN AREA to showcase Shrubbery or Flow...

Recreational, Games room 20.42 Ft x 15.08 Ft
 Bedroom 12.58 Ft x 9.58 Ft
 Other 14.58 Ft x 8.67 Ft
 Other 13.42 Ft x 9.00 Ft

Primary Bedroom 13.42 Ft x 11.83 Ft
 Other 6.83 Ft x 5.33 Ft
 5pc Bathroom 12.92 Ft x 8.33 Ft
 Foyer 7.67 Ft x 4.50 Ft

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Listing Presented By:



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Other 11.42 Ft x 4.92 Ft

3pc Bathroom 8.83 Ft x 4.92 Ft

Furnace 16.33 Ft x 7.50 Ft

Living room 15.67 Ft x 12.92 Ft

Kitchen 12.50 Ft x 10.00 Ft

Dining room 10.00 Ft x 8.25 Ft

Den 11.50 Ft x 9.92 Ft

Laundry room 10.58 Ft x 5.33 Ft

2pc Bathroom 4.67 Ft x 4.67 Ft

Other 9.33 Ft x 4.33 Ft

Other 11.75 Ft x 11.33 Ft