



37 Coopers Close Airdrie Alberta

\$765,000

Welcome to this beautifully updated executive home with over 3000 sq ft of developed living space that has a SUNNY SOUTH backing yard with mature trees that BACKS ONTO GREEN SPACE in the heart of Airdrie's Top Community of COOPERS CROSSING. The main level layout is outstanding with a large granite island/granite countertops, tons of cupboard space, updated subway tile backsplash, high quality stainless steel appliances (Bosch fridge, LG stove, Faber hood fan), Miele dishwasher, large walk through pantry, pot lights, modern hexagon tiled gas fireplace feature, built in ceiling speakers/sound system, 9 ft ceilings, a funky updated half bath and a sunny OPEN CONCEPT layout with luxury vinyl plank flooring that seamlessly connects the living room to the kitchen and the large dining room. Step out back into the well manicured sunny south facing fully irrigated backyard that backs onto green space to enjoy the composite deck with outdoor speakers (connected to the internal sound system), a retractable awning to beat the heat and mature trees that offer ultimate privacy. The upper level greets you with the large upstairs bonus room that rocks a soaring 10 ft ceiling, hardwood flooring and a perfectly installed built-in feature with tons of storage that sets this bonus room apart from others. Down the hall the large primary bedroom retreat hosts TWO his & her walk-in closets, more built-in speakers and a recently updated 4 piece ensuite bathroom with bright & light modern tile work including a fully tiled shower, a new quartz vanity and a deep soaker jet tub. The spacious 2nd and 3rd bedrooms upstairs are conveniently located next to the 2nd full bathroom that has also been upgraded with new tile flooring and shower subway tile. The fully developed basement has a large family room with more built-ins, a den and another gas fireplace that is perfect for family movie nights ...

Family room 17.17 Ft x 11.83 Ft

Bedroom 10.17 Ft x 9.92 Ft

Bedroom 12.50 Ft x 7.17 Ft

Other 8.50 Ft x 8.17 Ft

3pc Bathroom 8.83 Ft x 8.25 Ft

Furnace 14.08 Ft x 7.75 Ft

Foyer 10.42 Ft x 6.25 Ft

Laundry room 5.92 Ft x 5.83 Ft

2pc Bathroom 5.08 Ft x 5.00 Ft

Bonus Room 19.00 Ft x 15.42 Ft

Primary Bedroom 14.33 Ft x 14.00 Ft

4pc Bathroom 10.92 Ft x 10.17 Ft

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Living room 14.00 Ft x 14.00 Ft
Kitchen 15.58 Ft x 14.42 Ft
Dining room 10.92 Ft x 10.50 Ft

Bedroom 11.92 Ft x 11.75 Ft
Bedroom 11.92 Ft x 10.75 Ft
4pc Bathroom 8.00 Ft x 4.92 Ft