



## 106 Springs Place Airdrie Alberta

\$595,000

Welcome to this beautifully updated bi-level tucked into the quiet, mature community of Big Springs -- where tree-lined streets, walking paths, and everyday convenience come together. Built in 2001 and FULLY modernized, this turnkey home offers smart upgrades, incredible flexibility, and a layout that truly works for today's lifestyle. Whether you're a first-time buyer, downsizer seeking main-level living, or a growing family needing space to adapt, this home delivers. Brand new windows (2023) flood the interior with natural light, highlighting the new countertops (2023) and updated appliances (2024). Stay cool all summer with central A/C, while ceiling fans throughout the upper level -- including the family room -- keep air flowing comfortably year-round. Major mechanical upgrades, including a rebuilt furnace, new hot water tank, and water softener (2025), provide peace of mind for years to come. The exterior has also been refreshed with a new roof and vinyl siding completed within the last five years. Step through the new French doors to your back deck and enjoy evenings around the included natural gas BBQ. The gazebo on a cement pad creates the perfect setting for entertaining friends and family. Downstairs, the fully finished walkout basement with 9-foot ceilings and oversized windows feels bright and welcoming -- not like a typical basement. Featuring a spacious bedroom and a versatile flex room complete with a plumbed-in sink and floor drain, this level is ideal for a home-based salon or esthetician studio, additional bedroom, office, or private space for teens or extended family. With R1 zoning allowing for home business, childcare, or discretionary B&B potential, the opportunities here are exceptional. A heated, finished garage adds comfort and practicality year-round. Walk to elementary, middle, and high schools with ease. Restaurants, grocery stores, and reta...

Other 13.00 Ft x 11.50 Ft

Bedroom 13.92 Ft x 13.00 Ft

Recreational, Games room 15.17 Ft x 28.42 Ft

Furnace 9.50 Ft x 17.67 Ft

4pc Bathroom 5.08 Ft x 8.08 Ft

Bedroom 11.33 Ft x 11.42 Ft

Primary Bedroom 15.17 Ft x 11.50 Ft

4pc Bathroom 4.92 Ft x 8.00 Ft

3pc Bathroom 7.92 Ft x 5.00 Ft

Dining room 8.42 Ft x 9.92 Ft

Kitchen 14.00 Ft x 14.08 Ft

Living room 19.50 Ft x 15.42 Ft

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Listing Presented By:



Originally Listed by:  
CIR Realty

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