



261 Midgrove Mews Airdrie Alberta

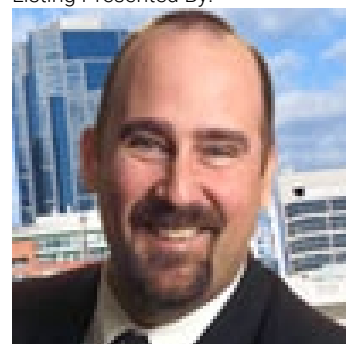
\$595,000

Discover the perfect blend of style, convenience, and opportunity with this stunning two-story duplex in the desirable community of Midtown. Offering over 2,184 sq. ft. of living space, this home is designed for comfortable family living while also providing excellent rental income potential. The main floor features an open-concept design with 9-foot ceilings that create a bright and inviting space. The modern kitchen is a chef's dream, complete with quartz countertops, an oversized island perfect for hosting, and upgraded stainless steel appliances. Upstairs, you'll find a serene primary suite with large windows, a spacious walk-in closet, and a private 3-piece ensuite. Two additional bedrooms and a convenient upper-level laundry room add to the thoughtful layout. The professionally finished basement sets this home apart, offering a self-contained living space with 2 bedrooms, a full bathroom, a kitchen, and plenty of storage. This makes it an excellent option for a rental suite or multi-generational living, giving you the flexibility to offset your mortgage or create passive income. Located near Midtown's central park, this home is steps from serene walking paths, a picturesque pedestrian bridge, and vibrant green spaces—perfect for outdoor activities or simply unwinding. The community is close to schools, parks, shopping, and dining, with easy access to major routes: just 20 minutes to the airport, 10 minutes to Deerfoot Trail, and 15 minutes to North Calgary. Recreational amenities like Woodside Golf Course and Nose Creek Park are also nearby, making this home the perfect combination of urban convenience and suburban tranquility. Whether you're looking for a stylish family home or an income-generating property, this duplex in Midtown has it all. Schedule your showing today and experience the lifestyle and opportunity this home offers! (id:6769)

Bedroom 8.25 Ft x 12.50 Ft
Bedroom 8.50 Ft x 12.50 Ft
Primary Bedroom 11.75 Ft x 14.00 Ft
3pc Bathroom 5.00 Ft x 12.00 Ft
4pc Bathroom 4.92 Ft x 7.83 Ft

2pc Bathroom 5.17 Ft x 4.92 Ft
Bedroom 7.92 Ft x 12.17 Ft
Bedroom 7.83 Ft x 12.17 Ft
4pc Bathroom 7.67 Ft x 9.92 Ft

Listing Presented By:



Originally Listed by:
eXp Realty

RE/MAX Realty Professionals

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