

# \$445,000 - 333 Windbury Road Sw, Airdrie

MLS® #A2245168

**\$445,000**

3 Bedroom, 3.00 Bathroom, 1,440 sqft  
Residential on 0.03 Acres

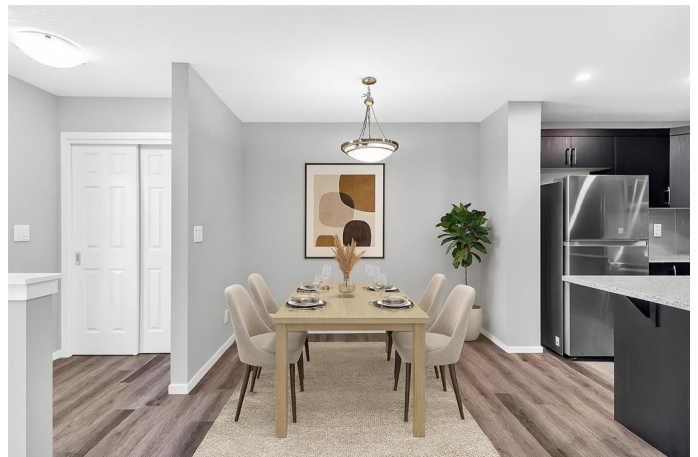
Southwinds, Airdrie, Alberta

**\*\*BEST VALUE in town\*\* NO CONDO FEE**  
townhome with a **DOUBLE ATTACHED GARAGE** in a prime location! Property is almost brand new and still under warranty. Whether you're a first-time buyer, growing family, or savvy investor, this property checks all the boxes. Step inside to discover a bright, open-concept main floor featuring an elegant kitchen with sleek stainless steel appliances and modern finishes – perfect for cooking and gathering. The kitchen flows seamlessly into the dining area and a cozy living room, creating an inviting space for entertaining or everyday living.

A rare find in townhomes, the attached double garage offers everyday convenience and additional storage, directly accessible from the main level.

Upstairs, the spacious primary suite serves as a relaxing retreat with a 4-piece ensuite, a massive walk-in closet, and access to a private upper balcony – ideal for morning coffee or evening wind-downs. Two additional well-sized bedrooms, a full bathroom, and a separate laundry room with upgraded washer/dryer provide ample space and functionality for the whole family.

Enjoy the landscaped front yard and spacious porch, perfect for enjoying the peaceful, family-friendly neighborhood. The unfinished basement with roughed-in plumbing is ready



for your future vision – whether that’s a home office, gym, or guest suite.

Located just minutes from schools, parks, shopping, and dining, this home offers the ideal balance of style, space, and location.

Built in 2022

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2245168      |
| Price          | \$445,000     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,440         |
| Acres          | 0.03          |
| Year Built     | 2022          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

**Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 333 Windbury Road Sw |
| Subdivision | Southwinds           |
| City        | Airdrie              |
| County      | Airdrie              |
| Province    | Alberta              |
| Postal Code | T4B 5J5              |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

**Interior**

|                   |                                                                  |
|-------------------|------------------------------------------------------------------|
| Interior Features | Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, |
|-------------------|------------------------------------------------------------------|

|              |                                                                             |
|--------------|-----------------------------------------------------------------------------|
|              | Walk-In Closet(s)                                                           |
| Appliances   | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer |
| Heating      | Forced Air                                                                  |
| Cooling      | None                                                                        |
| Has Basement | Yes                                                                         |
| Basement     | Full, Unfinished                                                            |

## Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Balcony                  |
| Lot Description   | Front Yard, Back Lane    |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 5th, 2025 |
| Days on Market | 38               |
| Zoning         | R2-T             |

## Listing Details

|                |                                             |
|----------------|---------------------------------------------|
| Listing Office | Top Producer Realty and Property Management |
|----------------|---------------------------------------------|

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