

54 Midtown Boulevard SW
Airdrie, Alberta

MLS # A2232683



\$519,900

Division:	Midtown		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,449 sq.ft.	Age:	2019 (6 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Back Yard, Rectangular Lot		

Heating:	High Efficiency	Water:	-
Floors:	Carpet, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	DC-41
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Vinyl Windows, Walk-In Closet(s)		

Inclusions: trampoline could stay if wanted

This stylish and well-maintained 4-bedroom, 3.5-bath home is perfectly located in the heart of Airdrie's family-friendly community of Midtown. As an end unit with no condo fees and extra windows, this home offers exceptional value and natural light throughout. Inside, you'll find a bright and open concept main floor with a spacious living and dining area that flows seamlessly into the kitchen. The kitchen features a large island, a generous walk-in pantry, and modern finishes—perfect for both everyday living and entertaining. Upstairs, there are three well-sized bedrooms, including a primary suite with a 4-piece ensuite and a large closet, plus an additional full bath for the secondary bedrooms. The fully finished basement expands your living space with a versatile rec area, a fourth bedroom, another full bath, and plenty of storage. Outside, the backyard is ideal for family fun, with space for a deck and trampoline, and the double detached garage is accessed via a paved back lane. This home is move-in ready, beautifully styled, and located just steps from scenic walking paths, playgrounds, and amenities—including a grocery store just around the corner. A fantastic opportunity for families or anyone looking for a well-rounded property in a vibrant, growing neighbourhood.