\$294,900 - 402, 132 1 Avenue Nw, Airdrie

MLS® #A2237176

\$294,900

2 Bedroom, 2.00 Bathroom, 852 sqft Residential on 0.02 Acres

Downtown., Airdrie, Alberta

**STOP PAYING YOUR LANDLORDS
RENT** Looking for low-maintenance, top-floor
living in Airdrie? This well-maintained
2-bedroom, 2-bathroom condo in Smith'S
Crossing offers 850 square feet of smartly
designed space in a quiet complex. Located
on the top floor, this unit features a
stone-surround gas fireplace....a rare find in
this market...and a custom barn-style door
leading to the primary bedroom. The functional
kitchen includes a moveable island, perfect for
flexible seating or added prep space.

With a large in-suite laundry room that includes extra storage and a separate underground storage locker, you'll have room for everything without the clutter. The private east-facing balcony comes with a gas line for BBQs, and the titled underground heated parking adds security and convenience year-round. Enjoy in-floor heating and solid concrete construction, which keeps the unit quiet and energy-efficient.

The building is ideally located close to shopping, banks, restaurants, parks, and more....putting everything you need just minutes away. Whether you're a first-time buyer, downsizer, or investor, this unit offers practical features, secure parking, and the everyday convenience of condo living in one of Airdrie's most accessible neighborhoods.
CHECK OUT THE VIRTUAL TOUR OR VIDEO







Built in 2009

Essential Information

MLS® # A2237176 Price \$294,900

Bedrooms 2
Bathrooms 2.00
Full Baths 2
Square Footage 852
Acres 0.02
Year Built 2009

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

Community Information

Address 402, 132 1 Avenue Nw

Subdivision Downtown.

City Airdrie
County Airdrie
Province Alberta
Postal Code T4B 3H4

Amenities

Amenities Elevator(s), Parking, Secured Parking, Storage

Parking Spaces 1

Parking Heated Garage, Underground, Stall, Titled

Interior

Interior Features Closet Organizers, Elevator, High Ceilings, Kitchen Island, No Smoking

Home, Open Floorplan, Pantry, Storage, Walk-In Closet(s)

Appliances Dishwasher, Microwave Hood Fan, Refrigerator, Dryer, Electric Stove,

Washer

Heating In Floor
Cooling None
Fireplace Yes

of Fireplaces 1

Fireplaces Gas, Living Room, Brick Facing, Mantle

of Stories 4

Exterior

Exterior Features Storage, Balcony, Lighting

Construction Wood Frame, Stone, Vinyl Siding

Additional Information

Date Listed July 4th, 2025

Days on Market 104 Zoning M3

Listing Details

Listing Office The Real Estate District

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