

\$394,000 - 29, 12 Woodside Rise Nw, Airdrie

MLS® #A2265173

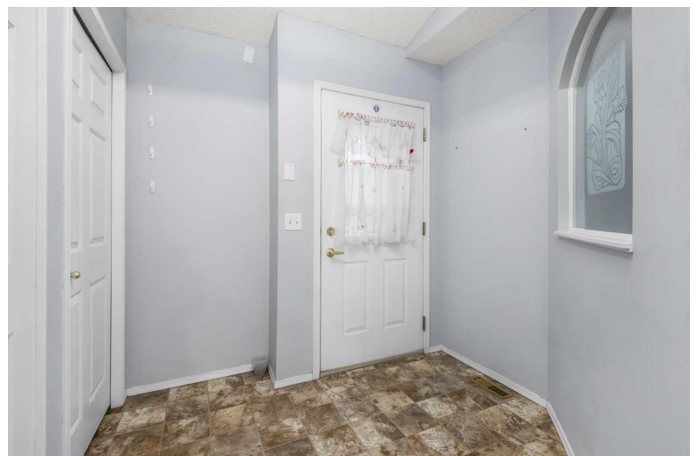
\$394,000

2 Bedroom, 2.00 Bathroom, 924 sqft

Residential on 0.05 Acres

Woodside, Airdrie, Alberta

Welcome to the Links at Woodside, a beautiful Gated Adult Community (55+)! A warm and welcoming neighborhood that features a clubhouse for social events and is located just minutes from Woodside Golf Course, peaceful walking paths, and all the amenities you could ever need! This bright and spacious gem of a unit offers 2 bedrooms (or 1 + den) on the main floor, including a large primary bedroom with elegant hardwood flooring and a 4-piece bath conveniently located right beside it for added versatility. The open-concept kitchen and living room are perfect for cozy nights in, featuring two skylights that bathe the space in natural light, soaring vaulted ceiling, a charming corner gas fireplace, and patio doors leading out to your private back deck—ideal for morning coffee or evening relaxation. Some recent upgrades include a new hot water tank, newer washer and dryer and furnace motor replaced! Enjoy flexible laundry options with washer and dryer hook-ups on both the main floor and in the basement. The lower level is fully finished, offering a massive family room, a 3-piece bathroom, a den/craft room, and even a possible third bedroom (not proper egress)—making it easy to accommodate guests, hobbies, or additional living space, all while providing tons of storage. Visitor parking is conveniently located right across from the unit, pets are welcome with board approval, and the condo fees are just \$289.40/month, covering snow removal and exterior maintenance. With a perfect location, smart



layout, and community amenities like the clubhouse, you have everything you could want right at your fingertips. This beautiful home won't last long"come see what makes it so special and book your private viewing today!

Built in 1998

Essential Information

MLS® #	A2265173
Price	\$394,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	924
Acres	0.05
Year Built	1998
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

Community Information

Address	29, 12 Woodside Rise Nw
Subdivision	Woodside
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2L3

Amenities

Amenities	Clubhouse
Parking Spaces	1
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Pantry, See
-------------------	--

	Remarks, Skylight(s), Storage, Vaulted Ceiling(s)
Appliances	Dishwasher, Electric Stove, Freezer, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Other
Lot Description	Landscaped, Low Maintenance Landscape, See Remarks
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 18th, 2025
Days on Market	12
Zoning	R2-T

Listing Details

Listing Office	2% Realty
----------------	-----------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.