

\$402,300 - 204, 760 Railway Gate Sw, Airdrie

MLS® #A2226125

\$402,300

3 Bedroom, 3.00 Bathroom, 1,247 sqft
Residential on 0.04 Acres

Downtown., Airdrie, Alberta

Welcome to McKenzie Village â€” Where Style Meets Comfort and Convenience!

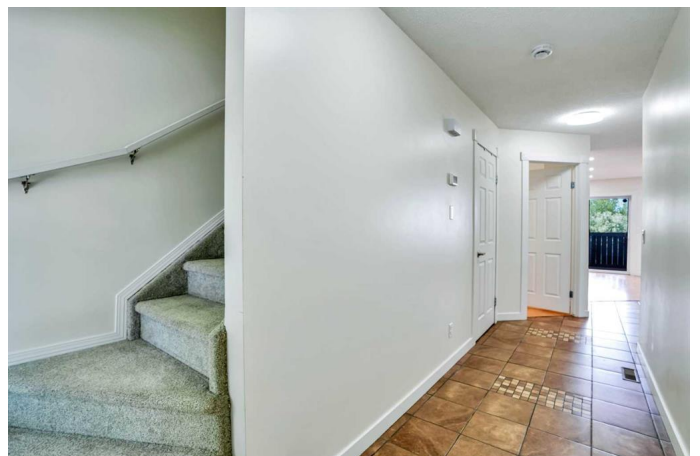
Step into this beautifully updated two-storey townhouse offering the perfect blend of modern upgrades, functional space, and unbeatable location. With 3 spacious bedrooms, 2.5 bathrooms, and over 1,240 sq. ft. of well-designed living space, this move-in-ready home is ideal for families, professionals, or anyone looking to live in a vibrant, family-friendly community.

Enjoy the convenience of a single attached garage, driveway parking for a second vehicle, and a full unfinished basement ready for your personal touchâ€”whether you envision a home gym, media room, or additional living space.

Main Floor features:

Step inside to a thoughtfully designed main level thatâ€™s both stylish and functional. The modern kitchen boasts updated cabinetry, sleek Vamos tile backsplash, a breakfast bar for casual dining, and newer stainless steel appliancesâ€”including a Samsung over-the-range microwave.

The open-concept living and dining areas are bathed in natural light and enhanced by upgraded luminous pot lights and modern dimmer-controlled ceiling fixtures, creating a



warm and welcoming atmosphere perfect for everyday living or entertaining.

Impress your guests with the luxuriously upgraded downstairs bathroom, featuring a designer vanity, elegant new lighting, and a sleek, backlit anti-fog mirror, creating a lasting impression at every gathering.

Brand new rear deck installed by the condo board in June 2023 . Enjoy sunny summer days on your private rear deck, with plenty of room for your patio set and BBQâ€”perfect for entertaining or relaxing in peace.

Upper-Level Comfort:

Upstairs, brand new carpeting leads to three generously sized bedrooms, including a spacious primary suite with its private 3-piece ensuite. The main 3-piece bathroom has also been refreshed, and both upper-level bathrooms now feature new flooring and upgraded toilets for added comfort and style.

Additional Upgrades are:

Â· Brand new General Aire furnace-mounted whole-house humidifier

Â· Freshly painted throughout in a modern, neutral palette

Â· Brondell non-electric bidet toilet seat upgrade that is designed to be easily reversible.

Â· Stylish stainless steel door knobs throughout

Â· Custom new blinds for added privacy and a polished look

Prime Location:

Ideally located just steps from restaurants, parks, playgrounds, and schools, this home truly has it all. Whether you're hosting friends, raising a family, or enjoying the nearby amenities, McKenzie Village offers a lifestyle of convenience and comfort.

Don't miss your chance to own this stunning, move-in-ready gem. Call your favorite Realtor today and schedule your private showing!

Built in 2003

Essential Information

MLS® #	A2226125
Price	\$402,300
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,247
Acres	0.04
Year Built	2003
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	204, 760 Railway Gate Sw
Subdivision	Downtown.
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 3C5

Amenities

Amenities	Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces	2
Parking	Single Garage Attached, Driveway
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), No Smoking Home
Appliances	Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Entrance
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame, Mixed
Foundation	Poured Concrete

Additional Information

Date Listed	May 30th, 2025
Days on Market	60
Zoning	DC-9

Listing Details

Listing Office	Diamond Realty & Associates LTD.
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