

# \$415,000 - 827 Windbury Street Sw, Airdrie

MLS® #A2265002

**\$415,000**

3 Bedroom, 3.00 Bathroom, 1,413 sqft

Residential on 0.03 Acres

South Windsong, Airdrie, Alberta

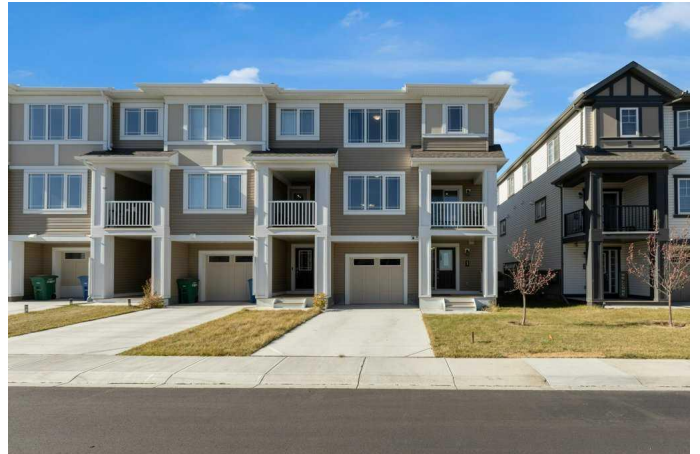
Modern End-Unit in Windsong!

Set on a sunny corner in Windsong, this townhome blends contemporary finishes with a smart three-level layout and a single attached garage. Offering 3 bedrooms and 2.5 baths, and lots of living space, this home is move-in ready.

The ground level welcomes you with a bright foyer and a large utility/storage room, and access to your own single attached garage. Upstairs on the second level, you will fall in love with the natural light that pours into the open, airy main floor, anchored by a sleek kitchen featuring quartz countertops and an oversized island with seating. A convenient 2-piece powder room sits nearby. Dine inside or step out from the dining area to a spacious southwest-facing balcony, perfect for evening sun. The generous living room easily accommodates a sectional and media setup, framed by big windows.

On the top level, you'll find two comfortable bedrooms, a laundry room, and an upgraded 4-piece bath. The private primary suite includes a walk-in closet and its own 4-piece ensuite. Additional highlights include luxury vinyl plank flooring, upgraded finishes throughout, a single attached garage, and a small front yard, great for pets.

The location checks every box: steps to playgrounds, pathways, and a pond, with shopping, restaurants, schools, transit, and parks close by. Commuters will appreciate quick access to Highway 2 and the short drive



into Calgary.

Built in 2023

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2265002      |
| Price          | \$415,000     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,413         |
| Acres          | 0.03          |
| Year Built     | 2023          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Storey      |
| Status         | Active        |

**Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 827 Windbury Street Sw |
| Subdivision | South Windsong         |
| City        | Airdrie                |
| County      | Airdrie                |
| Province    | Alberta                |
| Postal Code | T4B 3T1                |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 1                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

**Interior**

|                   |                                                                                                                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Built-in Features, Closet Organizers, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, See Remarks, Storage, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | None                                                                                                                                                                                                   |
| Heating           | Forced Air                                                                                                                                                                                             |
| Cooling           | None                                                                                                                                                                                                   |

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Basement          | None                                                                                  |
| <b>Exterior</b>   |                                                                                       |
| Exterior Features | None                                                                                  |
| Lot Description   | Back Lane, Corner Lot, Front Yard, Landscaped, Lawn, Level, Low Maintenance Landscape |
| Roof              | Asphalt Shingle                                                                       |
| Construction      | Vinyl Siding, Wood Frame                                                              |
| Foundation        | Poured Concrete                                                                       |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 16th, 2025 |
| Days on Market | 14                 |
| Zoning         | R-BTB              |

**Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | Century 21 Masters |
|----------------|--------------------|

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.